*Information was provided from parties involved. No search of public records was performed.*

**THIS INSTRUMENT PREPARED BY:**
Ramon Alejandro Cue, Esq.
c/o Meridian Law, PLLC
5141 Virginia Way, Suite 320
Brentwood, TN 37027

Karen Johnson
Batch # 1152229
06/28/2024 08:16:55 AM
Fees: $17.00 Taxes: $0.00
Davidson County
DEEDQC
3 pgs
20240628-0048463

**Address New Owner(s)**
Conor L. Sweetland, Trustee
Kathleen M. Sweetland, Trustee
Sweetland Family Trust, dt 7/13/22
4402 Wyoming Ave
Nashville, TN 37209

**Send Tax Bills To:**
Conor L. Sweetland, Trustee
Kathleen M. Sweetland, Trustee
Sweetland Family Trust, dt 7/13/22
4402 Wyoming Ave
Nashville, TN 37209

# QUITCLAIM DEED

**FOR AND IN CONSIDERATION** of the sum of **Ten Dollars ($10.00)**, and other good and valuable consideration, receipt of which is hereby acknowledged, we, **Conor Loftus Sweetland and Kathleen May Sweetland, husband and wife,** residing at 4402 Wyoming Avenue, Nashville, TN 37209 (hereinafter "Grantor") hereby quitclaim and convey unto **Conor L. Sweetland and Kathleen M. Sweetland, as Trustees of the Sweetland Family Trust dated July 13, 2022 and any amendments thereto, and their successors in interest** ("Grantees"), all of our right, title and interest in and to a certain **improved** tract or parcel of land located in **Davidson County, Tennessee** and described as follows:

Parcel Address: 4402 Wyoming Avenue, Nashville, TN 37209

Map & Parcel: 103 04 0 059.00 (Davidson County, TN)

Legal Description: See SCHEDULE A

Said property is conveyed together with all and singular the appurtenances thereto belonging or in anywise appertaining thereto, and all the estate, right, title, interest, lien, equity and claim whatsoever of Grantors, either in law or in equity, for the use and benefit of said Grantees and their successors in interest forever who shall administer, hold and distribute said property according to the said Trust instrument, subject to such limitations, restrictions and encumbrances as may affect the subject property. The Trustees of the said trust and their successors are hereby authorized to freely sell, lease, protect, conserve, encumber and dispose of this property without the consent from any beneficiary(s) of said Trust and without court approval.

**IN WITNESS WHEREOF**, the Grantor has caused this instrument to be executed on **this July 13, 2022.**

**Conor Loftus Sweetland**

**Kathleen May Sweetland**

**STATE OF TENNESSEE**
**COUNTY OF WILLIAMSON**

On **this July 13, 2022,** before me, the undersigned, personally appeared **Conor Loftus Sweetland and Kathleen May Sweetland**, to me known to be the person described in and who executed the foregoing instrument, and who acknowledged the execution of same to be her free act and deed.

**IN WITNESS WHEREOF**, I have hereunto set my hand and seal.

**Notary Public**
My Commission Expires: 3/7/2023

RAMON A. CUE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-07-2023

**STATE OF TENNESSEE**
**COUNTY OF WILLIAMSON**

The actual consideration for this transfer is **$0.00**.

**Affiant: Conor Loftus Sweetland**

Subscribed and sworn to before me, **this July 13, 2022.**

**Notary Public**
My Commission Expires: 3/7/2023

RAMON A. CUE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-07-2023

# SCHEDULE A

Land in Davidson County, Tennessee, being Lot. No. 303 of Block 17 on the Plan of Charlotte Park Company's First Addition to West Nashville of record in Plat Book 57, Page 103, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Conor Loftus Sweetland and Kathleen May Sweetland, husband and wife, from Tariq Thachil and Piyali Bhattacharyam husband and wife, by Warranty Deed dated June 5, 2020 and made of record as Instrument No. 20200609-0059113 Register's Office for Davidson County, Tennessee.

**Parcel Address: 4402 Wyoming Avenue, Nashville, TN 37209**

**Map & Parcel: 103 04 0 059.00 (Davidson County)**