Karen Johnson Davidson County
Batch# 1158985 DEEDQC
07/17/2024 08:49:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240717-0053649

This instrument prepared by:
Smith.Sholar.Milliken.PLLC
1164 Nashville Pike
Gallatin, TN 37066

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND SMITH.SHOLAR.MILLIKEN.PLLC. SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT, OR LEGAL AND/OR TAX RELATED COUNSEL. ***ATTN: THIS TRANSFER COULD AFFECT THE OWNER'S TITLE POLICY THAT YOU HAVE FOR THE SUBJECT PROPERTY.***

QUITCLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Map Parcel Numbers
(NAME) Katherine and Shayne McAllister	(NAME) NEW OWNER	050.03-0B-052.00 CO
(STREET ADDRESS) 1210 Strawberry Cove	4	
(CITY) (STATE) (ZIP) Nashville, TN 37207	(CITY) (STATE) (ZIP) 4	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged **Katherine T. McAllister,** Grantor, does hereby quitclaim and convey unto **Katherine T. McAllister (formerly known as Katherine T. Pullen) and Shayne McAllister, wife and husband,** the Grantee herein, its successors, heirs and assigns, all of Grantor's right, title and interest in and to the following described real property in Davidson County, Tennessee, as follows:

A certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 52 on the Plan of Mulberry Downs, Phase 1, of record in Plat Book 7900, pages 84 through 88, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Katherine T. Pullen, unmarried, by deed from Stone Peak Capital, a Tennessee Limited Liability Company, dated July 13, 2012, and recorded July 13, 2013, in Instrument No. 20120713-0061945, Register's Office for Davidson County. Tennessee. The said Katherine T. Pullen having since married and is now known as Katherine T. McAllister.

The property address is 1210 Strawberry Cove, Nashville, TN 37207.

This CONVEYANCE is made subject to any and all plats, easements, restrictions, and other matters of record.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Subscribed and sworn to before me this the 16 day of July, 2024.

Affiant

My commission expires: 04/15/2025
(Affix Seal)

MACKENZIE REINHARDT NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY My Commission Expires

Notary Public

Witness my hand this 16 day of July, 2024.

Katherine T. McAllister

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 16 day of July, 2024, before me personally appeared Katherine T. McAllister, to me known to be the person(s) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her/their free act and deed.

Witness my hand and official seal this 16 day of July, 2024.

Mackenzie Reinacher
Notary Public

04/15/2025
My Commission Expires:



Tennessee Certification of Electronic Document

I, Trudy Milliken, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 7-16-24 (date of document).

Affiant Signature

7.16.24
Date

State of TN

County of Sumner

Sworn to and subscribed before me this 16th day of July, 2024.

Notary's Signature

MY COMMISSION EXPIRES: 3/1/25

NOTARY'S SEAL

KIM PERRY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY