Karen Johnson Davidson County
Batch # 1160792 DEEDQC
07/23/2024 09:25:17 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20240723-0055107

**THIS INSTRUMENT PREPARED BY AND WHEN RECORDED RETURN TO:**

**MUSIC CITY ESTATE LAW**
**1650 MURFREESBORO ROAD**
**SUITE 130**
**FRANKLIN, TN 37067**
**(615) 628-7775**

QUINN BANNON
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 03-08-2028
DAVIDSON COUNTY

STATE OF TENNESSEE )

COUNTY OF Davidson)

The actual consideration for this transfer is $10.00.
This is an exempt transfer.

Affiant

Subscribed and sworn to before me, this 11 day of July 2024.

Notary public

My commission Expires: 03-08-2028

# QUITCLAIM DEED

| Address New Owner: | Send Tax Bills to: | Map-Parcel #: |
|---|---|---|
| Lindsay Alexis Frederick<br>8149 Charlotte Pike<br>Nashville, TN 37211 | Lindsay Alexis Frederick<br>8149 Charlotte Pike<br>Nashville, TN 37211 | 12700025800 |

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Addrian Frederick, does hereby quitclaim, transfer and convey unto Lindsay Alexis Frederick, an unmarried woman, all of his right, title and interest in the real property in Davidson County, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of E.L. Wallace Subdivision of record in Plat Book 6200, Page 550, 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 Addrian Frederick and Lindsay Alexis Frederick, husband and wife, from Addrian Frederick, a married man, joined in execution by his spouse, Lindsay Alexis Frederick, and Theresa Costales, a married woman, joined in execution by her spouse, by Quitclaim Deed dated July 23, 2020, and recorded on October 28, 2020, as Document No. 20201028-0124787, Register's Office for Davidson County, Tennessee.

Whatever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Property Address: 8149 Charlotte Pike, Nashville, Tennessee 37211

Witness my hand this 11 day of July 2024.

Addrian Frederick, Grantor

STATE OF TENNESSEE )
) ss.
COUNTY OF Davidson )

Personally appeared before me, Quinn Bannon, Notary Public, Addrian Frederick, Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this day, 11 July, 2024.

[Seal]

QUINN BANNON
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 03-08-2028
DAVIDSON COUNTY

Quinn Bannon, Notary Public
My commission expires: 03-08-2028