Karen Johnson Davidson County
Batch# 1162665 DEEDQC
07/25/2024 02:20:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20240725-0056445

QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bills To:	Tax Parcel ID No.
Linda Howe, Trustee of The Linda Joyce Howe Revocable Trust u/a/d July 11, 2024 3704 Princeton Avenue Nashville, TN 37205	Same	104-05-0-171.00

This instrument prepared by: HOLLAND & KNIGHT, LLP, c/o John Bunge, Esq., 511 Union Street, Suite 2700, Nashville, Tennessee 37219-1760

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $-0-.

Affiant

Subscribed and sworn to before me, this the 24 day of July, 2024.

TRENT DILLARD STATE OF TENNESSEE NOTARY PUBLIC My Commission Expires on 10/04/2027 DAVIDSON COUNTY

NOTARY PUBLIC
My Commission Expires: 10/04/2027

FOR AND IN CONSIDERATION of Ten Dollars ($10.00), and other good and valuable consideration, **LINDA HOWE, AN UNMARRIED WOMAN** ("Grantor"), does hereby quitclaim and convey unto **LINDA HOWE, TRUSTEE OF THE LINDA JOYCE HOWE REVOCABLE TRUST U/A/D JULY 11, 2024** ("Grantee"), Grantee's successors and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Being the Easterly part of Lot No. 5 and the Westerly part of Lot No. 6 on the Map of J.D. Torrey's Subdivision of Lots Nos. 411 and 503 in Richland Realty Company's Division "C", as of record in Book 421, Page 186, and described as follows:

Beginning on the Northerly margin of Princeton Avenue 30 feet Easterly from the comer of Lots Nos. 4 and 5; thence running Easterly with the Northerly of said Avenue 65 feet; thence Northerly 67 feet, more or less, to a point in the Southerly margin of an alley, said point being 35 feet Easterly from the Northwest comer of Lot No. 6; thence Westerly with the Southerly

margin of said alley to a point, 20 feet Easterly from the comer of Lots Nos. 4 and 5; thence Southerly 94 feet, more or less to the beginning.

Being the same property conveyed to Linda Howe, an unmarried woman by Warranty Deed from Barbara Drake, an unmarried individual, of record in Instrument No. 20211110-0150117, Register's Office for Davidson County, Tennessee dated November 2, 2021, and recorded on November 10, 2021.

This is improved property known as 3704 Princeton Avenue, Nashville, TN 37205.

IN WITNESS WHEREOF, the Grantor has executed this instrument this the 24 day of July, 2024.

Linda Howe

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Linda Howe, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal, this the 24 day of July, 2024.

NOTARY PUBLIC
My Commission Expires: 10/04/2027



Tennessee Certification of Electronic Document

I, Kerry Henson, 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 7/24/2024 (date of document).

Kerry Henson
Affiant Signature

7/25/24
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 25th day of July, 2024.

Benita Hudson
Notary's Signature

MY COMMISSION EXPIRES: Nov. 2, 2026

BENITA HUDSON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 2, 2026

NOTARY'S SEAL