Karen Johnson Davidson County
Batch# 1183599 DEEDQC
09/19/2024 11:43:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20240919-0072699

This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd, Suite 402, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Lee Molette** ("Grantor"), a married man, hereby remise(s), release(s), convey(s), and quit claim(s) unto **Lee O Molette II,** (Grantee), a married man all of his rights, title, and interests in the following described real property, to wit:

Land situated in Davidson County, Tennessee, being Unit A, as established in Declaration of Covenants, Conditions and Restrictions for 508 36th Avenue North, a Horizontal Property Regime with Private Elements of record at Instrument No. 20180329-0029398, in the Register's Office of Davidson, Tennessee with Plat attached as Exhibit "B" to which Master Deed reference is hereby made for a more particular description of said property.

Being a portion of the same property conveyed to Lee Molette, an unmarried man by Quitclaim Deed from Molette Property Group, LLC, a Tennessee limited liability company of record in Instrument No. 20180329-0029399 Register's Office for Davidson County, Tennessee, dated March 29, 2018 and recorded on March 29, 2018.

IN TESTIMONY WHEREOF I/we have executed this instrument the 17 day of **September, 2024.**

Lee Molette

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, **Lee Molette,** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 17 day of **September, 2024.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-6-25

CARI ALLEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$0.**

AFFIANT

SUBSCRIBED AND SWORN before me this the 17 day of **September, 2024.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-6-25

CARI ALLEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

PROPERTY ADDRESS:	**508 B 36th Ave N,Nashville, TN 37209**
TAX PARCEL NO.:	**092-09-3J-001.00-CO**
PROPERTY OWNER:	**Lee O Molette II**
OWNER'S ADDRESS:	222 2nd ave S #1700 Nashville TN 37201
MAIL TAX BILLS TO:	**new owner at owners address**

Certificate of Authenticity

I, Holly A Mason, 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 9/17/24.

Affiant Signature

Date

State of TN
County of Davidson

Sworn to and subscribed before me this 17 day of September, 2024.

Notary's Signature (Notary Seal)

My Commission Expires: 1-6-25

CARI ALLEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON