THIS INSTRUMENT PREPARED BY:
JANICE STANLEY WALDEN
ATTORNEY AT LAW
P. O. BOX 121541
ACKLEN STATION
NASHVILLE, TN 37212

Karen Johnson
Batch # 1188498
10/02/2024 08:07:28 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20241002-0076188

ADDRESS NEW OWNER: **SARAH R. MULLINS**
107 Glendower Court
Nashville, TN 37204

Send Tax Bills to: **NEW OWNER**

MAP AND PARCEL: **131-06-307-.00-CO**

QUIT CLAIM DEED

For and in consideration of the financial settlement of the parties as reflected in the Marital Dissolution Agreement incorporated into the final decree of divorce in the case of STEPHEN PATRICK MULLINS V. SARAH RUTH MULLINS, Docket Number 24D-661, in the Third Circuit Court of Davidson County, the receipt of which is hereby acknowledged, Stephen P. Mullins, Grantor, does hereby bargain, sell, remise, quitclaim, transfer and convey unto to Sarah R. Mullins, Grantee, her heirs, successors and assigns, forever, all right, title and interest in and to the following described real estate located in Davidson County, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 5 on the Plan of Glendower, of record in Book 6200, page 777, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

This is the same description as in the previous deed of record.

Being the same property conveyed to Stephen P. Mullins and Sarah R. Mullins, husband and wife, by Special Warranty Deed dated October 1, 1990, from Sovran Bank/Central South, a Tennessee banking corporation, of record, Book 8208, Page 305, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

This is improved property, known as 107 Glendower Court, Nashville, TN 37204.

IN TESTIMONY WHEREOF I have executed this instrument this the 23rd day of July, 2024.

Stephen P. Mullins

STEPHEN P. MULLINS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Stephen P. Mullins, the Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that he executed the within Quit Claim Deed for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this the 23rd day of July 2024

Eva Mathis

NOTARY PUBLIC

EVA MATHIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: July 7, 2025

***This is a tax-exempt transfer of appreciated property between spouses as provided in the final decree of divorce. TCA* § 67-4-409(a)(3)(E).**