Karen Johnson
Batch # 1189922
10/04/2024 11:49:05 AM
Fees: $12.00 Taxes: $0.00

Davidson County
DEEDQC
2 pgs

20241004-0077244

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$-0-**

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF September 2024.

JAD A. DUNCAN NOTARY PUBLIC TENNESSEE DAVIDSON COUNTY

Notary Public

MY COMMISSION EXPIRES: 3/3/2026

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JAD A. DUNCAN, ATTORNEY AT LAW, 161 BELLE FOREST CIR., NASHVILLE, TN 37221

THIS INSTRUMENT WAS PREPARED BASED SOLELY ON INFORMATION FURNISHED BY THE PARTIES NO INDEPENDENT TITLE SEARCH WAS PERFORMED.

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
The Michael Edward Moore Revocable Living Trust	**Same**	**Map 102-4 Parcel 15 8DA-33742**
(NAME) **604 Galaxie Drive**	(NAME)	
(ADDRESS) **Nashville, TN 37209**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

QUITCLAIM DEED

For and in consideration of the sum of ten dollars, I, **Michael Edward Moore, a widowed single person,** hereinafter called the Grantor, by these presents do hereby transfer and convey unto **Michael Edward Moore, Trustee of the Michael Edward Moore Revocable Living Trust,** established by **The Revocable Living Trust Agreement of the Michael Edward Moore Revocable Living Trust, Dated September 26, 2024**, as amended from time to time, and to their successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the grantee, and the grantee's successors, heirs and assigns, all of the grantor's right title and interest in and to the following described tract or parcel of land, in Davidson County, State of Tennessee, to wit:

LAND in Davidson County, Tennessee, being Lot No. 1117 of the Plan of Charlotte Park Subdivision, Section 14, as of record in Book 300, Pages 29 and 30, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Michael Edward Moore and wife, Nola Moore, by Warranty Deed dated March 23, 1993, from Achamma Oommen and Husband, Oommen Oommen, of record in Book 8897, Page 385, Register's Office for Davidson County, Tennessee.

The said Nola Moore having died on July 30, 2023, leaving behind his wife, Michael Edward Moore as owner as Tenants by the Entireties.

All existing and recorded easements, rights of way and restrictions, all zoning regulations, building restrictions and setback lines, if any, and easements or right of ways for public utilities.

Unimproved ( )
This is improved (X) property, known as: **604 Galaxie Drive, Nashville, Tennessee 37209**

Witness our hands, this the 26th day of September, 2024.

MICHAEL EDWARD MOORE

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 **MICHAEL EDWARD MOORE** to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged to be the within named individual and that he executed the within instrument for the purposes therein contained, by signing his name in such capacity.

Witness my hand and official seal, this 26th day of September, **2024.**

My Commission Expires: 3/3/2026

Notary Public

