Prepared By
Name: Estate House Law, PLLC
Address: 1831 12th Ave S. #399
Nashville
State: TN Zip Code: 37203

After Recording, Mail Document To
Owner/Responsible Taxpayer

Name: Irene Ludwig
Address: 8230 Wikle Road E.
Brentwood
State: TN Zip Code: 37027

Tax Parcel ID #: 102 04 0 014.00

Karen Johnson Davidson County
Batch# 1196624 DEEDQC
10/22/2024 01:45:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20241022-0082106

Space Above This Line for Recorder's Use

TENNESSEE QUIT CLAIM DEED

STATE OF TENNESSEE
Davidson COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of Ten Dollars ($10.00) in hand paid to a Irene Ludwig, a single woman, (hereinafter known as the "Grantor(s)") hereby remise, release and forever quitclaim to Irene Helen Ludwig, Trustee of the Irene H. Ludwig Revocable Living Trust dated August 21, 2024, and any amendments thereto, (hereinafter known as the "Grantee(s)") all the rights, title, interest, and claim in or to the following described real estate, situated in Davidson County, Tennessee, to-wit:

Legal Description Insert:

Land in Davidson County, Tennessee, being Lot 1116 as shown on the map titled The Plan of Charlotte Park, Section 14, of record in Book 3300, pages 29 and 30, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to DORIS M. THOMPSON, unmarried, by deed from RUDOLF W. FORSTER AND WIFE REBECCA A. FORSTER, of record in Book 8280, page 247, dated January 11, 1991, Register's Office of Davidson County, Tennessee. Doris M. Thompson having since died on or about September 28, 2015. KIM AYRES ARRIGO, EXECUTRIX OF THE ESTATE OF DORIS M. THOMPSON, has full power to convey said property pursuant to the will of record in the Seventh Circuit Court of Davidson County, Tennessee, Docket No. 16P158.

This improved property has the address of 602 Galaxie Drive Nashville Tennessee 37209.

Being same property conveyed in instrument 20160311-0023568

Grantor's Signature

Irene Helen Ludwig
Grantor's Name

STATE OF TENNESSEE
COUNTY OF DAVIDSON)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Irene Helen Ludwig whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, she, executed the same voluntarily on the day the same bears date.

Given under my hand this 21st day of August, 2024

KATHERINE STAUFFER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES NOVEMBER 8, 2027

Notary Public
My Commission Expires:
11/8/27

I/We hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for the transfer is $ 10.00.

Affiant

STATE OF TENNESSEE
COUNTY OF DAVIDSON)

Subscribed and sworn to before me this 21st day of August, 2024

KATHERINE STAUFFER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES NOVEMBER 8, 2027

Notary Public
My Commission Expires: 11/8/27

Tennessee Certification of Electronic Document

I, Katherine Stauffer, 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 8/21/24 (date of document).

Affiant Signature

8/21/24
Date

State of TN

County of Davidson

Sworn to and subscribed before me this 21 day of August, 2024

Notary's Signature

MY COMMISSION EXPIRES: 3-9-27

NOTARY SEAL
JOAN ROYSTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-9-2027