Karen Johnson Davidson County
Batch# 1205037 DEEDQC
11/13/2024 02:41:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20241113-0088436

THIS INSTRUMENT PREPARED BY:
Wagon Wheel Title & Escrow, LLC
202 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
1231 LISCHEY PARTNERS, LLC 4303 Gallatin Pike, Ste. 103 Nashville, TN 37216	Lending Hand Mortgage 510 Lentz Dr Madison, TN 37115	071-15-0-471-00

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Bruce Most, unmarried,**, by these presents does hereby quitclaim and convey unto **1231 LISCHEY PARTNERS, LLC, a Tennessee limited liability company**, its heirs, successors and assigns, all his right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 24 of Block B on the Plan of Richardson's Addition to East Nashville of record in Plat Book 161, Page 5, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Together with the right to use and occupy the southern half of Mile End Avenue that is adjacent to the property, which avenue was closed by the Metropolitan County Council Bill No. 67-176, filed in the Metropolitan County Court Clerk's Office for Davidson County, Tennessee.

Being the same property conveyed to Bruce Most, unmarried, by Warranty Deed from Jenna E. Miske, unmarried, of record in Instrument No. 20230703-0050483, Register's Office for Davidson County, Tennessee, dated June 28, 2023, and recorded on July 3, 2023.

This improved property, known as 1231 Lischey Ave, Nashville, TN 37207.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Subscribed and sworn to before me this the 7th day of November, 2024.

Affiant

My commission expires: 7-3-25
(Affix Seal)

Notary Public

STEVE MORRIS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2025

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 12th day of November, 2024.

Bruce Most

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Bruce Most, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this the 12th day of November, 2024.

Notary Public

My Commission Expires: 3-3-25

STEVE MORRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2025

Tennessee Certification of Electronic Document

I, Steven T. Morris, 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 November 12, 2024.

Affiant Signature

13th day of November, 2024
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 13th day of November, 2024

Notary's Signature

MY COMMISSION EXPIRES: 1/24/2028

NOTARY'S SEAL

CATHERINE DESIMONE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-24-2028