This instrument was prepared by:

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Karen Johnson Davidson County
Batch# 1205273 DEEDQC
11/14/2024 10:59:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20241114-0088744

QUITCLAIM DEED

FROM: SHERRI STEWART STOWE, Grantor

TO: BARRY LEE STOWE, Grantee

Address New Owner(s) as Follows:	Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes	Map-Parcel Numbers
Barry L. Stowe 428 Westview Avenue Nashville, Tennessee 37205	Same	116-15-0-026.00

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

The undersigned, after being first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Divorce Decree and Marital Dissolution Agreement in the case styled **Sherri Stewart Stowe v. Barry Lee Stowe, Davidson County Circuit Court, Nashville, Tennessee, Docket #23D1499** and that there was no other consideration given for the transfer.

Sherri Stewart Stowe
Affiant

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

SYDNEY M. PETTUS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Sydney M. Pettus
Notary Public
My Commission Expires: 05/03/2027

This is a transaction exempt from tax pursuant to T.C.A. Sec. 67-4-409(a)(3)(E) and is executed in accordance with the terms and conditions of the Marital Dissolution Agreement

executed in that certain case styled **Sherri Stewart Stowe v. Barry Lee Stowe, Davidson County Circuit Court, Nashville, Tennessee, Docket #23D1499**. Accordingly, **Sherri Stewart Stowe does hereby quitclaim unto the said Barry Lee Stowe**, his heirs, successors, and assigns, all of her right, title and interest in and to that certain tract or parcel of land in Davidson County, Tennessee, as described more fully in Exhibit A attached hereto.

The Property is improved property known as 428 Westview Avenue, Nashville, Davidson County, Tennessee 37205.

The Property is conveyed subject to such limitations, restrictions and encumbrances as may affect the Property.

This instrument has been prepared based on information provided by Grantor and Grantee.

[SIGNATURE PAGE TO FOLLOW]

Witness my hand this 17 day of September, 2024.

GRANTOR:

SHERRI STEWART STOWE

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Personally appeared before me, Sydney M. Pettus, a Notary Public of said County and State, SHERRI STEWART STOWE, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal, at Office in Nashville, Tennessee, this 17 day of September, 2024.

SYDNEY M. PETTUS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public
My Commission Expires: 05/03/2027

EXHIBIT A

PROPERTY DESCRIPTION

Land in Davidson County, Tennessee, being Lot No. 80 and the Northerly 20 feet of Lot 82-A and the Southerly 20 feet of Fourth Street, as abandoned and closed and as shown on the Map of a Resubdivision of Parts of Royal Oaks Subdivision of record in Book 974, Pages 4 and 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.

All of the above described property adjoin and front together 240 feet on the Easterly side of West View Avenue and runs back between parallel lines, along the Southerly margin of a 10-foot walkway which is shown on the plan of record in Book 1424, Page 89, Register's Office for Davidson County, Tennessee, 210 feet to a dead line.

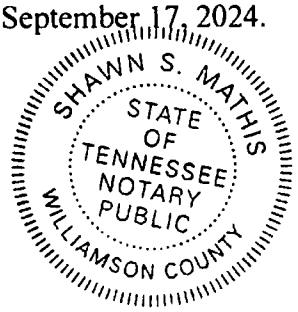
Being the same property conveyed to Erika L. Haupt, Trustee of the Robert Douglas Trust u/a/d July 27, 2018 by Warranty Deed from Earl W. Wendell and wife, Janice W. Wendell, dated 08/01/2018, of record in Instrument No. 20180802-0075944, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Ashley Baker Gensler, Trustee of the Cynthia S. Baker 6/13/2018 Amended and Restated Revocable Trust by Quitclaim Deed from Erika L. Haupt, Trustee of the Robert Douglas Trust u/a/d July 27, 2018, dated 06/16/2023, of record in Instrument No. 20230616-0046282, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to BARRY L. STOWE from ASHLEY BAKER GENSLER, TRUSTEE OF THE CYNTHIA S. BAKER 6/13/2018 AMENDED AND RESTATED REVOCABLE TRUST, a Tennessee limited liability company, by Warranty Deed of record in Instrument Number 20231229-0100230, Register's Office for Davidson County, Tennessee.

TENNESSE CERTIFICATION OF ELECTRONIC DOCUMENT

I, John J. Hollins, Jr., 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 September 17, 2024.



John J. Hollins, Jr.

Date: 11-13-24

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

Personally appeared before me, Shawn S. Mathis, a Notary Public of said County and State, John J. Hollins, Jr., the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at Office in Nashville, Tennessee, this 13th day of November, 2024.

Notary Public
My Commission Expires: 10/4/2025