Karen Johnson Davidson County
Batch # 1205573 DEEDQC
11/15/2024 10:54:37 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20241115-0089131

THIS INSTRUMENT PREPARED BY: **Chad I. Pearman, Esq.** **10 Burton Hills Blvd., Ste 130** **Nashville, Tennessee 37215**	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration for this transfer is: $0.00. Affiant Subscribed and sworn to before me, this 6th day of November, 2024. Notary Public My Commission Expires:

VIRGINIA DESJARLAIS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY MY COMMISSION EXPIRES SEPTEMBER 08, 2025

QUITCLAIM DEED

Address of New Owner: Cindy J. Betts 4004 Brookhaven Drive Nashville, TN 37204	Send Tax Bills To: Same	Map – Parcel # 133 02 0 345.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged **James 1:12, LLC a Tennessee Limited Liability Company**, hereinafter referred to as the "Grantor" does hereby quitclaim, transfer and convey unto **Cindy J. Betts, Married (**hereinafter referred to as the "Grantee", their successors and assigns all of their rights, title and interest in the portion of real property located in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot(s) 26, as shown on the map entitled McLester Addition to Nolen Heights, of record in Plat Book 421, page 92, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate property description.

Being the same property conveyed to James 1:12, LLC a Tennessee limited liability company, by deed from Richard W. Betts, of record in Instrument No. 20191206-0126077, said Register's Office.

Being also known as 322 Harrison Street, Nashville, TN 37211.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 6th day of November, 2024.

James 1:12, LLC

BY: Cindy J. Betts
Cindy J. Betts, Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally, appeared before me, the undersigned, a Notary Public in and for said County and State, Cindy J. Betts, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath, acknowledged himself to be the Authorized Member of James 1:12, LLC, a Tennessee limited liability company, the within named bargainor, a limited liability company, and that they, as such Authorized Member, executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 6th day of November, 2024.

Notary Public_____

My Commission Expires:_____

