NEW OWNER:
Max F Bareiss, Trustee of
Remington Van Ashton Trust
1417A Meridian St.
Nashville, TN 37207

THIS INSTRUMENT PREPARED BY:
Carolyn Christoffersen, Attorney at Law
105 Industrial Drive, Suite 7
Mt. Juliet, TN 37122

Karen Johnson Davidson County
Batch # 1207385 DEEDQC
11/21/2024 08:23:09 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20241121-0090778

SEND TAX BILLS TO:
Max F Bareiss, Trustee of
Remington Van Ashton Trust
PO Box 8386
Hermitage, TN 37076

File No. 24-0163
Prepared from information supplied by the parties; No title work performed or tax advice given.

Map/Parcel:
072-13-0-171.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Bancroft O'Quinn, Jr, M.D., Trustee of the Troy Harbour Trust,** does hereby convey its interest in the below property unto **Max Frederick Bareiss, Trustee of The Remington Van Ashton Trust, under agreement dated October 30, 2024,** its heirs and assigns, forever, all of its right, title and interest in and to the following tracts or parcels of land, situate and lying in Davidson County, Tennessee, bounded and described as follows, to-wit:

Lot Number 238 on the plan of Teavecca Subdivision of Renraw, of record in Book 421, Page 169, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Bancroft O'Quinn, Jr., M.D., Trustee, and his successors in trust, of Troy Harbour Trust, its successors and assigns, by Quitclaim Deed from Bancroft O'Quinn, Jr., dated September 22, 2023 and of record in Instrument No. 20231002-0077213, Register's Office for Davidson County, Tennessee.

This is IMPROVED property known as 2415 Emmett Avenue, Nashville, TN 37217.

WITNESS SIGNATURE(S) this 30th day of October, 2024.

Bancroft O'Quinn

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a notary public of the state and county aforesaid, **Bancroft O'Quinn**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 30th day of October, 2024.

G. DePalma
Notary Public

My commission expires: 1/30/2027

GEORGINA DEPALMA STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILSON

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The actual consideration or value, whichever is greater, for this transfer is $0.00.

Kim Spear Lacy
Affiant

Sworn to and subscribed to before me, this the 30th day of October, 2024.

G. DePalma
Notary Public

My commission expires: 1/30/2027

GEORGINA DEPALMA STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILSON