This instrument prepared by:
Tennessee Nations Title Agency, Inc.
402 BNA Drive,
Building 100, Suite 205
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

Karen Johnson Davidson County
Batch# 1209101 DEEDQC
12/02/2024 09:55:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20241202-0093263

State of Tennessee
County of Davidson

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

Affiant Signature

Subscribed and sworn to before me on this the 26th day of Nov, 2024.

Notary Public

My Commission expires 10/25/2027

MARCIA ESCOBAR
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

NAME AND ADDRESS OF PROPERTY OWNER:
Tavis Kimble and Margarett Kimble
6018 Robertson Avenue
Nashville, TN 37209

SEND TAX BILLS TO:
Tavis Kimble and Margarett Kimble
6018 Robertson Avenue
Nashville, TN 37209

MAP AND PARCEL NUMBER: 09109003000

QUITCLAIM DEED

24NT01240

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged I,

Blue Sapphire Properties LLC, a Tennessee Limited Liability Company

By these presents do remise, release and **QUITCLAIM** unto

Tavis Kimble and Margarett Kimble, Husband and Wife

Hereinafter called the GRANTEES, their heirs and assigns, all of my interest in a certain tract or parcel of land in **DAVIDSON COUNTY,** Tennessee, described as follows, to wit:

Being Lot No. 3 and the easterly two feet of Lot No. 4, on the Plan of Resubdivision of Westover, of record in Book 421, Page 25, in the Register's Office for said County and State.

Said Lot No. 3, and part of Lot No. 4, fronts 102 feet on the Northerly margin of Robertson Avenue and extends back between parallel lines 200 feet to a dead line, measuring 102 feet thereon.

Being part of the same property conveyed to Blue Sapphire Properties LLC, a Tennessee Limited Liability Company from Margarett M. Kimble, by Quitclaim Deed dated 04/17/2018 and recorded 04/18/2018 in Instrument No. 20180418-0036478, Register's Office of said County.

Being part of the same property conveyed to MARGARETT M. KIMBLE from MONICA N. SLATER F/K/A MONICA N. MANN, MELISSA L. HANEY, F/K/A MELISSA L. MANN, MARGARETT M. KIMBLE, f/k/a MARGARETT M. MANN A/K/A MARGARET M. MANN, AND MITCHELL G. MANN, as Successor Co-Trustees of the BILLY G. MANN & NANCYE LEE MANN FAMILY TRUST by Special Warranty Deed dated April 22, 2017 and recorded April 27, 2017 of record in Instrument No. 20170427-¬0041664, Register's Office for Davidson County, Tennessee.

This is an improved property commonly known as: 6018 Robertson Ave, Nashville, TN 37209-1263

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 26 day of November, 2024.

Blue Sapphire Properties LLC
By Tavis Kimble, as Member

Blue Sapphire Properties LLC
By Margarett Kimble, as Member

State of TN

County of Davidson

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared **Tavis Kimble and Margarett Kimble**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be **Members** (or other officer authorized to execute the instrument) of **Blue Sapphire Properties LLC**, the within named bargainer, a corporation, and that such officers, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as **Members**(or other authorized officer).

Witness my hand, at office, this 26 day of November 2024.

Notary Public

My Commission expires: 7/3/28.

PATRICK J. MILLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Tennessee Certification of Electronic Document

I, Shawn Stevens 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 11-26-2024 (date of document).

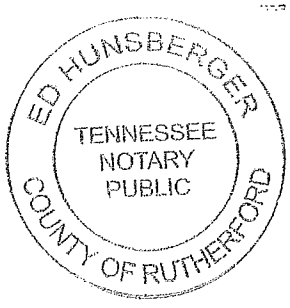
Affiant Signature

11-29-2024
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 29th of November, 2024

(SEAL)



Notary's Signature
My Commission Expires: 1/25/26