State of Tennessee)) County of Davidson) The actual consideration for this transfer is $ 0 Affiant, Reggina Cooper Subscribed and sworn to before me on this 30th day of November, 2024. Notary Public My Commission Expires: 10/8/2028	This instrument was prepared by: Gina Crawley Law Office of GRC Post Office Box 40265 Nashville, TN 37204 Karen Johnson Batch # 1209166 12/02/2024 11:18:45 AM Fees: $17.00 Taxes: $0.00 Davidson County DEEDQC 3 pgs 20241202-0093382

Address	**Tax Bills**	**Map-Parcel No.**
New Owner as Follows:	Send to:	059 11 0 141.00
Lavonya J. Cooper 724 Revels Dr. Nashville, TN 37207	Lavonya J. Cooper 724 Revels Dr. Nashville, TN 37207	

Quitclaim Deed

KNOW ALL MEN BY THESE PRESENTS that Reggina Cooper for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, has bargained and sold, and does hereby remise, release, and forever quitclaim unto Lavonya J. Cooper, her heirs and assigns all right, title, and interest in and to a certain parcel of land in Davidson County, Tennessee, which is described below.

BEING Land in Davidson County, Tennessee, being Lot 346, Haynes Manor, Section 3, as of record in Book 4175, page 11, Register's Office for Davidson County, Tennessee

SAID Lot 346 fronts 75 feet along the northerly side of Revels Drive and runs back between lines 133.7 feet on the westerly line and 133.4 feet on the easterly line, to a line at the rear measuring 75 feet thereon.

BEING the same property conveyed to Joel L. Caudle and wife, Patricia S. Caudle by deed from Cumberland Builders, Inc. of record in Book 4325, Page 58, Register's Office for Davidson County, TN. The Said Patricia S. Caudle having since died.

BEING the same property conveyed to Reginald E. Cooper and wife, Lavonya J. Cooper by deed from Joel L. Caudle, surviving tenant by the entirety.

BEING the same property conveyed by Joel L. Caudle, surviving tenant by the entirety to Reginald E. Cooper and wife, Lavonya J. Cooper of record in Book 10002, pages 169-171, Register's Office of Davidson County, Tennessee.

The Said Reginald E. Cooper, passed from this life, June 2, 2019, leaving entire property vesting in his surviving spouse by operation of law.

Being the same property conveyed by Lavonya J. Cooper to Lavonya J. Cooper, Record No. 20221003-0108655.

Being the same property conveyed by Lavonya J. Cooper to Lavonya J. Cooper and Reggina Cooper, Record No. 20221109-0120235.

This improved property is known as 724 Revels Drive, Nashville, Tennessee 37207.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions, and encumbrances as may affect the premises.

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WITNESS my hand this 30th day of November, 2024.

Reggina Cooper

State of Tennessee)
)
County of Davidson)

On this the 30th day of November, 2024, before me personally appeared Reggina Cooper, with whom I am personally acquainted (or proved to me based on satisfactory evidence), and who acknowledged to be the person herein named and that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal, at office, this the 30th day of November, 2024.

Notary Public

My Commission Expires:

11/8/2028

VIRGINIA A. CRAWLEY
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF DAVIDSON

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