This Instrument Prepared By:

Name: Melissa Cook
Address: 1006 Lenore St
Nashville, TN 37206

New owner

After Recording Return To:

Name: Melissa Cook
Address: 1006 Lenore St
Nashville, TN 37206

Send taxes to new owner

Karen Johnson
Batch # 1213119
12/06/2024 12 33 47 PM
Fees $17 00 Taxes $0 00

Davidson County
DEEDQC
3 pgs

20241206-0094888

Space above this line for recorder's use only

TENNESSEE QUIT CLAIM DEED

STATE OF TENNESSEE
Davidson COUNTY

KNOW ALL MEN BY THESE PRESENTS, that Martha Cook (Grantor(s) name), on 11-26-2024 for and in consideration of the sum _____ ($_____) does hereby bargain, sell, release, remise, quitclaim and convey unto Melissa Cook (Grantee(s) name) all rights, title, and interest in and to the following described real estate, situated in Davidson County, Tennessee, to-wit:

2 bedroom, 1 bath residential dwelling located at 1006 Lenore Street, Nashville, TN 37206 in Davidson County. Parcel 093040009800

[WRITE LEGAL DESCRIPTION HERE OR ATTACH AND INSERT]

See exhibit A

A Preceding Instrument Has Been Recorded: ☐Yes ☐No
Instrument Type _____
Office Where Recorded _____
Book and Page Number 5507 - 973

IN TESTIMONY WHEREOF I/we have hereunto set my/our hand(s) this _____.

Martha Cook
Grantor's Signature
Martha Cook
Grantor's Name
1006 Lenore St
Street Address
Nashville, TN 37206
City, State & ZIP

Grantor's Signature
Grantor's Name
Street Address
City, State & ZIP

eSign

exhibit A

Land in Davidson County, Tennessee, being lot #15 on the map of J B. Haynie's Central Park Plan, as of record in book 161, page 116, Registers office for Davidson County, Tennessee, to which plan reference is here by made for a more complete and accurate legal description.

In Witness Whereof,

Sara E. Reed
Witness's Signature

Sara E. Reed
Witness's Name

908 Woodland St.
Street Address

Nashville, TN 37206
City, State & ZIP

Witness's Signature

Witness's Name

Street Address

City, State & ZIP

STATE OF Tennessee)
COUNTY OF Davidson)

Before me, the undersigned Notary Public in and for the County and State aforesaid, personally appeared Martha Cook with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged to be person(s) within named and that they executed the foregoing instrument for the purpose contained therein.

Witness my hand and seal this 11/26/2024 (mm/dd/yyyy)

AUDREY S. BROOKS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Audrey S. Brooks
Notary Public

My Commission Expires March 3, 2026

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $ 1.00 .

Melissa Cook
Affiant/Grantee's Signature

Melissa Cook
Affiant/Grantee's Name

STATE OF Tennessee)
COUNTY OF Davidson)

Subscribed and sworn to before me this 26th day of November, 2024

AUDREY S. BROOKS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Audrey S. Brooks
Notary Public

My Commission Expires March 3, 2026