THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **10 Burton Hills Blvd, Ste 130** **Nashville, Tennessee 37215** **File: 241149392**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) Prepared & Record and Return To Chapman and Rosenthal Title, Ir 10 Burton Hills Blvd , Suite 130 Nashville, TN 37215 The actual consideration for this transfer is: $0.00. Affiant Subscribed and sworn to before me, this 6th day of December, 2024 Notary Public My Commission Expires:

SEZEN YILMAN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY MY COMMISSION EXPIRES SEPTEMBER 08, 2025

QUITCLAIM DEED

Address New Owner: Lipscomb University One University Park Dr Nashville, TN 37204	Send Tax Bills To: New Owner	Tax Information: 117-16-0-226.00

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, **Ronald A. Hunter and Barbara M. Hunter, Trustees of The Barbara & Ronald Hunter Living Trust, established by The Revocable Trust Agreement of Ronald A. Hunter and Barbara M. Hunter dated January 25, 2018,** hereinafter referred to as the ("Grantors") do hereby quitclaim, transfer and convey unto **Lipscomb University**, its 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 No. 33-B Zone Lot Division of Lots 33 and 34 on the plan of S.F. and C.D. Morrow's Subdivision, of record in Book 6900, Page 320, Register's Office for said County.

Said Lot No. 33-B fronts 25.0 feet ono the Southerly margin of Morrow Avenue and extends back between parallel lines 43.83 feet to a dead line in the rear.

Being the same property conveyed to Ronald A. Hunter by deed from Jeffrey C. Bryant and Denise A. Bryant, husband and wife, of record as Instrument No 20120604-0048448, Register's Office for Davidson County, Tennessee.

Being part of t he same property conveyed to RONALD A. HUNTER AND BARBARA M. HUNTER, TRUSTEES OF THE BARBARA & RONALD HUNTER LIVING TRUST, ESTABLISHED BY THE REVOCABLE TRUST AGREEMENT OF RONALD A. HUNTER AND BARBARA M. HUNTER DATED JANUARY 25, 2018, by deed from RONALD A HUNTER, of record in Instrument No. 20180131-0009912 , dated January 25, 2018 , said Register's Office.

This is property known as 1129 Morrow Avenue, Nashville, TN 37204.

Karen Johnson Davidson County
Batch # 1213720 DEEDQC
12/10/2024 10 47 56 AM 2 pgs
Fees $12 00 Taxes $0 00

20241210-0095770

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

The Barbara & Ronald Hunter Living Trust, established by The Revocable Trust Agreement of Ronald A. Hunter and Barbara M. Hunter dated January 25, 2018

By: Ronald A. Hunter, Trustee

By: Barbara M Hunter, Trustee

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Ronald A. Hunter and Barbara M. Hunter, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained and who further acknowledged that they are the Trustees of The Barbara & Ronald Hunter Living Trust, established by The Revocable Trust Agreement of Ronald A. Hunter and Barbara M. Hunter dated January 25, 2018, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker

Witness my hand and official seal at office, this 6th day of December, 2024.

Notary Public

My Commission Expires. _____

