G#37595-8 BOX #14

QUITCLAIM DEED

State of Tennessee
County of Davidson

The actual consideration for this transfer is $ -0-

Catherine E. Lentile
Affiant

Subscribed and sworn to before me, this the 13 day of December, 2024.

Notary Public

My commission expires: 11/19/28
(AFFIX SEAL)

JOHN T. COOK STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Karen Johnson
Batch # 1218337
12/19/2024 11 10 20 AM
Fees $12 00 Taxes $0 00

Davidson County
DEEDQC
2 pgs

20241219-0098677

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc
2927 Berry Hill Drive , Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To	Map-Parcel Numbers
Matthew A Hertz **Catherine E. Lentile**	OWNERS	**Map 083-09-0 Parcel 250.00**
1207 Holly Street		
Nashville, TN 37206		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Henry on Holly LLC, a Tennessee limited liability company

HEREINAFTER CALLED THE GRANTORS, HAVE QUITCLAIMED, AND BY THESE PRESENTS DO HEREBY CONVEY UNTO

Matthew A. Hertz and Catherine E. Lentile, husband and wife

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN AND TO A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT

LAND in Davidson County, Tennessee, being Lot No. 25 on the Plan of East Edgefield of record in Plat Book 21, Page 147, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Henry on Holly LLC, a Tennessee limited liability company, by Warranty Deed dated July 11, 2024, from Douglas James Hall and Kate Elizabeth Hall, husband and wife, of record in Instrument No. 20240715-0052924, Register's Office for Davidson County, Tennessee.

Property was previously conveyed to Douglas James Hall and Kate Elizabeth Hall, husband and wife, by Warranty Deed dated June 24, 2019, from Ann P. Kaiser, unmarried, of record in Instrument No. 20190625-0061070, Register's Office for Davidson County, Tennessee.

This instrument has been prepared by the firm of John T. Cook, P C., based upon verbal information and directions from the respective parties. The parties acknowledge and understand that said firm has relied on information provided to it and does not represent the accuracy thereof.

SAID property is conveyed subject to the limitations, restrictions, and encumbrances as may affect the premises.

This is Improved (_x___) Unimproved (____) property, known as **1207 Holly Street, Nashville, TN 37206**

Witness my/our hand(s) this 13 day of **December, 2024.**

Henry on Holly LLC, a Tennessee limited liability company

By _____
Matthew Hertz, member

By _____
Catherine Lentile, member

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public, within and for the State and County aforesaid, personally appeared **Matthew Hertz and Catherine Lentile**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged themselves to be the Members of the Mooretown Properties, **Henry on Holly LLC, a Tennessee limited liability company**, within named bargainor, a Tennessee limited liability company, and that they as such Members, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by themselves as such Members

Witness my hand and official seal at Nashville, Tennessee, this 13 day of **December, 2024.**

_____
Notary Public

JOHN T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: 11/19/28