Karen Johnson
Batch # 1221264
12/30/2024 12:27:56 PM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20241230-0101040

THIS INSTRUMENT PREPARED BY AND WHEN RECORDED RETURN TO:

MUSIC CITY ESTATE LAW
1650 MURFREESBORO ROAD
SUITE 130
FRANKLIN, TN 37067
(615) 628-7775

MADELYN STAMPLEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration for this transfer is $10.00.
This is a transfer to a revocable trust.

Affiant

Subscribed and sworn to before me, this 20th day of November 2024.

Notary public

My commission Expires: 10/26/2025

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel #:
Little Bear Jefferson Family Trust 622 Royal Oaks Place Nashville, TN 37205	Little Bear Jefferson Family Trust 622 Royal Oaks Place Nashville, TN 37205	Map 130-3 Parcel 66

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, Jeff K. Davis and wife, Mary Lynn Davis, do hereby quitclaim, transfer and convey unto Jeffrey K. Davis and Mary L. Davis, as Trustees of the Little Bear Jefferson Family Trust dated November 20, 2024, all of their right, title and interest in the real property in Davidson County, State of Tennessee, and more particularly described as follows:

Being Lot No. 8 on the plan of the re-subdivision of Royal Oaks, Section "A", as of record in Book 1424, page 55, Register's Office for Davidson County, Tennessee.

Said Lot No. 8 fronts 100 feet on the easterly side of Royal Oaks Place and runs back 225.3 feet on the northerly line and 225.8 feet on the southerly line to a dead line, measuring 100 feet thereon.

Being the same property conveyed to Jeff K. Davis and wife, Mary Lynn Davis, from James M. Halloran, a married person and Michael J. Dioguardi, a married person, by Warranty Deed dated

September 30, 2004, and recorded on October 5, 2004, Document No. 20041005-0119910, Registers Office for Davidson County, Tennessee.

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

Property Address: 622 Royal Oaks Place, Nashville, Tennessee 37205

Witness my hand this 20th day of November 2024.

Jeff K. Davis, Grantor

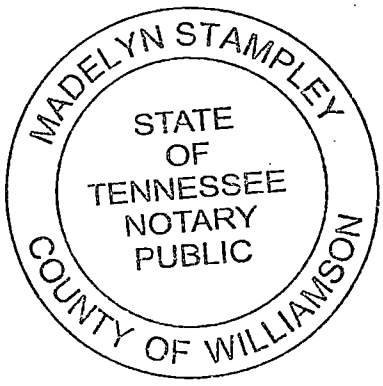
Mary Lynn Davis, Grantor

STATE OF TENNESSEE)
) ss.
COUNTY OF DAVIDSON)

Personally appeared before me, Madelyn Stampley, Notary Public, Jeff K. Davis and Mary Lynn Davis, as Grantors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this day, November 20, 2024.

[Seal]



Madelyn Stampley, Notary Public
My commission expires: October 26, 2025