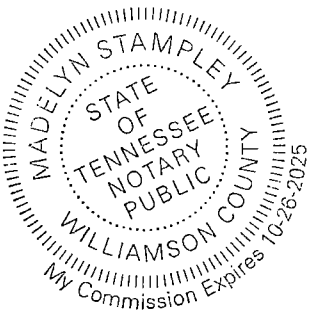
Karen Johnson
Batch # 1221264
12/30/2024 12:27:56 PM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20241230-0101042

THIS INSTRUMENT PREPARED BY AND WHEN RECORDED RETURN TO:

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



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 17th day of December 2024.

Notary public

My commission Expires: 10/26/2025

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel #:
Redgate Family Trust 4505 Harding Pike Apt 42E Nashville, TN 37205	Redgate Family Trust 4505 Harding Pike Apt 42E Nashville, TN 37205	116-03-0A-045.00-CO

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, Stephen Z. Cook and Michael B. Sundblad, married to each other, do hereby quitclaim, transfer and convey unto Michael B. Sundblad and Stephen Z. Cook, as Trustees of the Redgate Family Trust dated December 17, 2024, all of their right, title and interest in the real property in Davidson County, State of Tennessee, and more particularly described as follows:

A certain condominium apartment located in Davidson County, Tennessee, being Unit No. 42E of Royal Oaks Tower, a Condominium Development established pursuant to the provision of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq. of the Tennessee Code Annotated, under the Master Deed establishing Royal Oaks of record in Book 4710, Page 901, as amended in Book 4798, page 813 and further amended in Instrument No. 20070124-0009971, in the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for administration thereof, and all easements, rights, and interest in favor of other unit owners, and all sewer, waters, electrical, telephone, and other utility easements now or hereafter established over, through, or upon the

land embracing the regime and buildings thereof, and shown on the plan of record in Plat Book 4460, page 189, Register's Office for Davidson County, Tennessee, all to which reference is hereby made for a more complete description.

Being the same property conveyed to Stephen Z. Cook and Michael B. Sundblad, married to each other, from J. Miriam Shimmin, wife and Walter F. Durst, Jr., husband, by Warranty Deed dated and recorded on April 14, 2023, as Document No. 20230414-0027609, Register's 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: 4505 Harding Pike Apt 42E, Nashville, Tennessee 37205

Witness my hand this 17th day of December 2024.

Stephen Z. Cook, Grantor

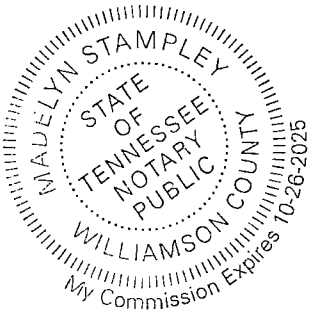
Michael B. Sundblad, Grantor

STATE OF TENNESSEE)
) ss.
COUNTY OF DAVIDSON)

Personally appeared before me, Madelyn Stampley, Notary Public, Stephen Z. Cook and Michael B. Sundblad, 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, December 17, 2024.

[Seal]



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