Karen Johnson
Batch # 1223200
01/06/2025 08:21 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20250106-0000813

THIS INSTRUMENT PREPARED BY AND WHEN RECORDED RETURN TO:	STATE OF TENNESSEE) COUNTY OF WILLIAMSON) The actual consideration for this transfer is $10.00. This is an exempt transfer.
MUSIC CITY ESTATE LAW 1650 MURFREESBORO ROAD SUITE 130 FRANKLIN, TN 37067 (615) 628-7775 JUSTIN GILBERT STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON MY COMM. EXPIRES 05/20/2025	SAMANTHA ROBERTS Affiant Subscribed and sworn to before me, this 27th day of December 2024. Justin Gilbert Notary public My commission Expires: 5/20/2025

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel #:
Dylan Rose, LLC 1844 Traditions Circle Brentwood, TN 37027	Dylan Rose, LLC 1844 Traditions Circle Brentwood, TN 37027	081120Q00100CO

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, Raymond Roberts and Samantha Roberts, as Trustees of the RAM Living Trust dated May 20, 2022, do hereby quitclaim, transfer and convey unto Dylan Rose, LLC, a Tennessee limited liability company, all of their right, title and interest in the real property in Davidson County, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Unit No. A on the Plan of 1610 Townhomes, a Horizontal Property Regime with Private Elements of record in Exhibit in the Declaration of Covenants, Conditions and Restrictions at Instrument No. 20120424-0035718, in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Raymond Roberts and Samantha Roberts, as Trustees of the RAM Living Trust dated May 20, 2022, from Samantha Roberts and Raymond Roberts, wife and husband, by Quitclaim Deed dated May 27, 2022, and recorded on June 16, 2022, as Instrument No. 20220616-0069178, 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: 1610 7th Avenue, Nashville, Tennessee 37208, Unit A

Witness my hand this 27th day of December 2024.

Raymond Roberts, Trustee of the RAM Living Trust dated May 20, 2022, Grantor

Samantha Roberts, Trustee of the RAM Living Trust dated May 20, 2022, Grantor

STATE OF TENNESSEE)
) ss.
COUNTY OF WILLIAMSON)

Personally appeared before me, Justin Gilbert, Notary Public, Raymond Roberts and Samantha Roberts, as Trustees and 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 27th, 2024.

[Seal]

JUSTIN GILBERT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMM. EXPIRES 05/20/2025

Justin Gilbert, Notary Public
My commission expires: May 20, 2025