This instrument prepared by:
COOL SPRINGS LAW FIRM
Attorney at Law
5115 Maryland Way, Suite 100
Brentwood, Tennessee 37027

mail

Karen Johnson
Batch # 1224536
01/08/2025 08:24:45 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20250108-0001534

| New owner: | Send tax bills to: | Tax Map/Parcel No: |
|---|---|---|
| MARK AND KATELIN SPECTOR FAMILY TRUST<br>6761 Autumnwood Dr.<br>Nashville, TN 37221 | Mark and Katelin Spector<br>6761 Autumnwood Dr.<br>Nashville, TN 37221 | 155-08-0C-262.00 |

## QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One Dollar ($1.00) and other good and valuable consideration, cash in hand paid, the receipt of which is hereby acknowledged, we, Mark Bernard Spector and Katelin Armstrong Spector Grantors, convey and quitclaim to Mark Bernard Spector and Katelin Armstrong Spector as co-Trustees of the **MARK AND KATELIN SPECTOR FAMILY TRUST dated the 18th day of November 2024**, Grantee, its successors and assigns, all of their right, title and interest in and to the following described real estate situated in Davidson County, Tennessee, to wit:

LAND in Davidson County, Tennessee, being Lot No. 22 on the Plan of Final Plat of Poplar Creek Estates Phase IV Subdivision of record in Plat Book 9700, page 195, Register's Office for Davidson County, Tennessee to which reference is hereby made for a more complete description.

Being the same property conveyed to Mark Bernard Spector and Katelin Armstrong Spector by deed from Annie Turbin, by deed dated August 26, 2021, of record in Instrument No. 20210910-121133, said Register's Office.

**This is improved property known as: 6761 Autumnwood Dr., Nashville, TN 37211**

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises. The words "Grantor" and "Grantee" shall include their respective successors and assigns where the context requires or permits.

**THIS DEED WAS PREPARED UPON INFORMATION PROVIDED BY THE PARTIES. THE PREPAROR MAKES NO REPRESENTATIONS REGARDING THE TITLE TO THE PROPERTY AND NO TITLE SEARCH WAS DONE.**

**IN WITNESS WHEREOF,** Grantors have caused this instrument to be executed on this 18th day of November 2024.

Mark Bernard Spector, Grantor

Katelin Armstrong Spector, Grantor

**STATE OF TENNESSEE )**
**COUNTY OF WILLIAMSON )**

Personally appeared before me, the undersigned, Notary Public of said County and State, Mark Bernard Spector and Katelin Armstrong Spector, the Grantors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained, by signing their names.

Witness my hand, at office, this 18th day of November, 2024.

Notary Public

My commission expires: 12/1/28

TODD MOORE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

**I hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for the transfer is $-0-.**

**Affiant/Grantee**

Subscribed and sworn to before me this 18th day of November 2024.

Notary Public

My commission expires: 12/1/28

TODD MOORE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY