Karen Johnson Davidson County
Batch# 1224851 DEEDQC
01/09/2025 10:51:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20250109-0001909

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC
150 Third Avenue South, Suite 2800
Nashville, Tennessee 37201

QUITCLAIM DEED

Address New Owner(s) As Follows:	Send Tax Bills to:	Map Parcel Numbers:
Howard H. Lamar III and Elizabeth B. Lamar, Co-Trustees 805 Westview Avenue Nashville, TN 37205	Same	130 07 0 029.00

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged we, HOWARD H. LAMAR III AND ELIZABETH B. LAMAR, by these presents do hereby quitclaim and convey unto HOWARD H. LAMAR III AND ELIZABETH B. LAMAR, CO-TRUSTEES OF THE LAMAR COMMUNITY PROPERTY TRUST, their successors in trust and assigns, with full right and power to convey, sell, mortgage, lease or otherwise encumber without the joinder or consent of any beneficiary or other party, all of our right, title and interest in that certain real property in Davidson County, Tennessee more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Addition to 805 Westview from Subdivision of Lot 1, Consolidation of Lots 63 (5&6) and 64 in Bransford Realty Co's New Golf Club Addition as of record in Instrument No. 20070709-0081636, Register's Office for Davidson County, Tennessee, to which said plan reference is made for a more complete description.

Being the same property conveyed by deed of record as Instrument No. 20100830-0068582, Register's Office for Davidson County, Tennessee.

This is property known as 805 Westview Avenue, Nashville, Tennessee.

[The remainder of this page intentionally left blank, see next page for signatures.]

IN WITNESS WHEREOF, the undersigned have executed this instrument on this 26 day of December, 2024.

HOWARD H. LAMAR III

ELIZABETH B. LAMAR

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Howard H. Lamar III and Elizabeth B. Lamar, the within named bargainors, 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 and official seal this 26 day of December, 2024.

Andrea R. Bishop
Notary Public

My Commission Expires:
5-3-27

ANDREA R BISHOP
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer is $0.

Affiant

Subscribed and sworn to before me
this 26 day of December, 2024.

Andrea R. Bishop
Notary Public

My Commission Expires: 5-3-27

46093746.1

ANDREA R BISHOP
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES
5/3/27

Certificate of Authenticity

I, Lucretia Albert, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on December 26, 2024.

Date

Lucretia Albert

Affiant Signature

01/02/2025

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 02 day of January, 2025.

Notary's Signature

My Commission Expires: 7-7-25

Date

Notary's Seal (if on paper)

JENNIFER R. THOMPSON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-7-2025

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