THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **10 Burton Hills Blvd, Ste 130** **Nashville, Tennessee 37215**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $0.00. Affiant Subscribed and sworn to before me, this 16 day of January, 2025. Notary Public My Commission Expires

J ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 09-07-2026

QUITCLAIM DEED

Address New Owner: Robert Walsh 2224 Woodmont Blvd Nashville, TN 37211	Send Tax Bills To: New Owner	Tax Information 118-01-0-238 00

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, **Robert Walsh, married,** referred to as the ("Grantor") does hereby quitclaim, transfer and convey unto **Robert Walsh and Glynis Walsh, husband and wife,** their successors and assigns all of its rights, title and interest in the portion of real property located in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 79 on the Plan of Map of Dr. L.G. Noel's Second Subdivision of Idlewild of record in Plat Book 332, Page 77, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property

Being the same property conveyed to Robert Walsh, married by Warranty Deed from Carolyn R. Charping and Kenneth C Winter of record in Instrument No. 20220111-0003692, said Register's Office.

This is improved property known as 1021 Paris Avenue, Nashville, TN 37204

Karen Johnson Davidson County
Batch # 1227851 DEEDQC
01/17/2025 09:45:51 AM 2 pgs
Fees $12.00 Taxes $0.00

20250117-0003906

IN WITNESS WHEREOF, Grantor has executed this instrument on this 16th day of January, 2025.

Robert Walsh

STATE OF TN)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Robert Walsh, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 16th day of January, 2025.

Notary Public

My Commission Expires: _____

SEZEN YILMAZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 08, 2025