THIS INSTRUMENT PREPARED BY: ***Brittney Mulvaney, Attorney at Law*** ***BPR # 34427*** *Mulvaney Law* *256 Seaboard Lane, Suite G-103* *Franklin, TN 37067* *(615) 489-8302* This instrument was prepared upon information furnished by the parties, and no independent title search has been made.	*STATE OF TENNESSEE]* *COUNTY OF WILLIAMSON]* *The actual consideration or value, whichever is greater, for this transfer is $-0-* *Affiant* *Sworn to and subscribed before me this 14th day of January, 2025* *Notary Public* *My commission expires: 5/21/28* BRITTNEY MULVANEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 05-21-2028

QUITCLAIM DEED

Karen Johnson
Batch # 1228277
01/21/2025 08 32 38 AM
Fees $12 00 Taxes $0 00

Davidson County
DEEDQC
2 pgs

20250121-0004178

Name and Address of New Owner:
The May Family Trust
Nicholas William May and Julie Ann May, Trustees
3609 Saratoga Drive
Nashville, TN 37205

Send Tax Bills To:
Same

Street Address of Subject Property:	**Map and Parcel:**
3609 Saratoga Drive Nashville, TN 37205	117-1-020

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **NICHOLAS MAY AND JULIE HAAG (N/K/A JULIE MAY), HUSBAND AND WIFE,** hereinafter called **"GRANTORS,"** hereby convey and quitclaim unto **THE MAY FAMILY TRUST, NICHOLAS WILLIAM MAY AND JULIE ANN MAY, TRUSTEES,** as tenants by the entirety in accordance with Tennessee Code Annotated, Section 35-15-510, hereinafter called **"GRANTEE,"** its heirs and assigns, all of their right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee being Lots Nos. 27 & 28 of Block "A" on the Map of Bellwood of record in Book 547, pages 149 and 150, in the Register's office for Davidson County, Tennessee, described as follows:

Beginning at a point in the easterly margin of Saratoga Drive, at the southwest corner of Lot No. 26 in said Plan; thence eastwardly with the line between said Lots NOs. 26 and 27, 151.75 feet to the Whitworth Property; thence southwardly with same, 150 feet to the south line of this subdivision; thence westwardly with same, 177.35 feet to the easterly line of Lot No. 29 in said plan; thence northwardly with the line between Lots 28 & 29, 135.75 feet to the southerly margin of Saratoga Drive; thence in the northeasterly direction with said drive, 100 feet to the beginning.

Being the same property conveyed to Nicholas May and Julie Hagg, husband and wife, from Sara A. Fraumann and Jamie M. Faris, by Deed dated June 27, 2014, Instrument Number 20140709-0060486, in the Register's Office for Davidson County, Tennessee.

The foregoing legal description is the same as contained in the source of title shown above.

This conveyance is subject to any and all restrictions and easements of record.

WITNESS my hand this 14th day of January, 2025.

NICHOLAS MAY

JULIE MAY (F/K/A JULIE HAAG)

STATE OF TENNESSEE]
COUNTY OF WILLIAMSON]

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, **NICHOLAS MAY AND JULIE MAY**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath, acknowledged themselves, the within named bargainors, and that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at Franklin, Tennessee, the day and year first above written.



NOTARY PUBLIC