QUITCLAIM DEED

LB-QCD-25-1006

CORTLYN STOKES
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY
My Commission Expires 11-08-2028

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0 00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 22 DAY OF January 2025

Notary Public

MY COMMISSION EXPIRES

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy and Partners, PLLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP / PARCEL NUMBER (S)
W. Terry Fritsch and E. Piper Fritsch	**Same as New Owners**	
(NAME)	(NAME)	**09308004400**
1006 South 11th Street		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **W. TERRY FRITSCH, MARRIED**, hereinafter called the Grantor(s), by these presents do/does hereby convey, assign and quitclaim unto **W. TERRY FRITSCH AND E. PIPER FRITSCH, HUSBAND AND WIFE** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, all Grantor's right, title and interest in and to that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit.

LAND IN DAVIDSON COUNTY, TENNESSEE BEING LOT NO 48, ON THE PLAN OF THE RESUBDIVISION OF LOTS 45-50 HAYNIES CENTRAL PARK, AS OF RECORD IN INSTRUMENT NO 20160802-0079561, REGISTER'S OFFICE FOR SAID COUNTY

BEING THE SAME PROPERTY CONVEYED TO W TERRY FRITSCH BY QUITCLAIM DEED FROM ALISON LETCHER AND BRYAN D LETCHER, WIFE AND HUSBAND, OF RECORD IN INSTRUMENT NUMBER 20201214-0147194, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This Instrument was prepared with information supplied by the Grantees No title examination was performed to validate the accuracy of title Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as **1006 South 11th Street, Nashville, Tennessee 37206**

Karen Johnson
Batch # 1230110
01/24/2025 02 34 34 PM
Fees $12 00 Taxes $0 00

Davidson County
DEEDQC
2 pgs

20250124-0005787

Witness my/our hand(s) this the 22 day of January, 2025

William Terry Fritsch

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, WILLIAM TERRY FRITSCH, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 22 day of January, 2025

Notary Public
My Commission Expires. _____
(SEAL)

CORTLYN STOKES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-08-2028

RETURN TO:
Rudy and Partners, PLLC
2012 21st Avenue South
Nashville, TN 37212