State of Tennessee

Rev 134FE0C

PLEASE USE THE SPACE BELOW FOR THE COUNTY RECORDER'S OFFICE.

Karen Johnson
Batch # 1232645
01/31/2025 01 10 49 PM
Fees $17 00 Taxes $0 00

Davidson County
DEEDQC
3 pgs

20250131-0007542

This instrument was prepared by
Gina Altvater
844 Fonnic Drive
Nashville, TN 37207

After recording, mail document
and tax statements to:

Gina Harper Altvater, Kathy Harper Watkins
844 Fonnic Drive
Nashville, TN 37207
04213000200

QUITCLAIM DEED

This Quitclaim Deed (the "Deed") is made effective this 31 day of January 2025 (the "Effective Date") between William Ronald Harper (the "Grantor") whose mailing address is 154 Karen Dr , Mt. Juliet, TN 37122, and Gina Harper Altvater, Kathy Harper Watkins (the "Grantee"), individuals whose mailing address is 844 Fonnic Drive, Nashville, TN 37207

WITNESSETH, that the Grantor, for and in consideration of the sum of $10.00 (United States Dollars) and other good and valuable consideration, to it in hand paid by Grantee, the receipt whereof is hereby acknowledged, does hereby quitclaim, convey and release unto Grantee all interest Grantor has, if any, in the real property (the "Property") located in Davidson County, Tennessee, and more particularly described as follows

Land in Davidson County, Tennessee, being Lot no 153 on the plan of Kemper Heights, section 2, of record in Book 2331, page 104, Register's office for Davidson Co , Tennessee, and more particularly described as follows

Said Lot No 153 fronts 130 0 feet on the southwesterly side of Kemper Drive South and extends back between lines measuring 313 0 feet on the southeasterly side and 327.4 feet on a broken line on the northwesterly side to a dead line in the rear on which it measures 105 0 feet

Source of Title 20201113-0133994

The Property will be held as tenancy in common The Property is not homestead of the Grantor

EXECUTED this January 31, 2025

Grantor Signature

William Ronald Harper
Grantor Name

Grantee Signature

Gina Harper Altvater
Grantee Name

Grantee Signature

Kathy Harper Watkins
Grantee Name

ACKNOWLEDGEMENT OF NOTARY PUBLIC

STATE OF TN.

COUNTY OF Davidson

On this day, William Ronald Harper, Gina Harper Altvater and Kathy Harper Watkins personally appeared before me by means of physical presence, the Grantor and the Grantee, to me known to be the person(s) described in and who executed the within instrument, and acknowledged that they signed the same as their voluntary act and deed, for the uses and purposes therein mentioned

Witness my hand and official seal hereto affixed on this 31st day of January, 2025

Signature

Notary Public

MERVAT JOUNY
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission Expires 12/05, 2026

KAREN JOHNSON
REGISTER OF DEEDS

www.nashville.gov/rod

PO Box 196398
Nashville, TN 37219-6398
(615) 862-6790 phone
(615) 880-2039 fax

The following oath of consideration is required on all deeds transferring property.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater for this transfer is
~~$[illegible]~~ ZERO

URH

William D Harper
Affiant

Subscribed and sworn before me, this 31st day of January, 2025

Mervat Jouny
Notary

MERVAT JOUNY
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

Exp. 12/05/2026