Karen Johnson Davidson County
Batch# 1232647 DEEDQC
01/31/2025 01:17:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20250131-0007544

THIS INSTRUMENT PREPARED BY: Elizabeth Ryder Sykes, Esq., 320 Seven Springs Way, Suite 110, Brentwood, TN 37027; (615) 810-8777

THIS DEED HAS BEEN PREPARED BASED UPON INFORMATION SUPPLIED BY THE PARTIES AND NO INDEPENDENT TITLE SEARCH HAS BEEN CONDUCTED.

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NOS.:
Lucy Koenig, Trustee of The Ellison Paige Family Trust Agreement dated January 31, 2025	SAME	117 10 0 143.00
3624 Knollwood Rd.		
Nashville, TN 37215		

QUITCLAIM DEED

FOR NO MONETARY CONSIDERATION, but for the express purpose of making a reconveyance we, **BRETT METTLER (also known as BRET METTLER) and wife, KELLY METTLER**, do hereby convey to **LUCY KOENIG, Trustee of THE ELLISON PAIGE FAMILY TRUST AGREEMENT dated January 31, 2025**, all of our right, title and interest in the following described tracts or parcels of land located in Davidson County, Tennessee, and described as follows, to wit:

Land in Davidson County, Tennessee, being Lot 2, FIRST REVISION, RESUBDIVISION OF LOT 1, AND PART OF LOT 2, BLOCK 3, MAP OF WOODMONT ESTATES, as shown on plat of record in Instrument No. 20140310-0019975, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description said property.

This conveyance is subject to all zoning regulations, building restrictions, set back lines, conditions, covenants and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear int eh appropriate public record, including, but not limited to restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of RESUBDIVISION OF LOT 1, AND PART OF LOT 2, BLOCK 3, MAP OF WOODMONT ESTATES, as recorded in Plat Book 974, Page(s) 29, Instrument Nos. 20130731-0079897 and 20140310-0019975.

Being the same property conveyed to Brett Mettler and spouse, Kelly Mettler, from Al Devco, LLC, a Tennessee limited liability company, by Warranty Deed dated June 24, 2015, of record in Instrument No. 20150625-0061322, Register's Office for Davidson County, Tennessee.

This is improved property known as 3624 Knollwood Rd., Nashville, TN 37215.

This conveyance is made subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

IN WITNESS WHEREOF, we have hereunto set our hands on this the 31st day of January, 2025.

BRETT METTLER (ALSO KNOWN AS BRET METTLER)

KELLY METTLER

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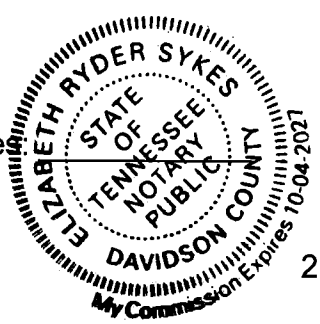
STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **BRETT METTLER (ALSO KNOWN AS BRET METTLER)**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office in Brentwood, Tennessee, on this the 31st day of January, 2025.

Notary Public

My commission expires:



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STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **KELLY METTLER**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office in Brentwood, Tennessee, on this the 31st day of January, 2025.

Elizabeth Ryder Sykes
Notary Public

My commission expires:

ELIZABETH RYDER SYKES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires

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STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value of this transfer is $ - 0 - .

Lucy Koenig
Affiant

Sworn to and subscribed before me this
31st day of January, 2025.

Elizabeth Ryder Sykes
Notary Public

My commission expires:

ELIZABETH RYDER SYKES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires

CERTIFICATE OF AUTHENTICITY

I, Elizabeth Ryder Sykes, 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 January 31, 2025.

January 31, 2025
Date

Elizabeth Ryder Sykes
Elizabeth Ryder Sykes

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 31st day of January, 2025.

Linda J. Williams
Notary Public

My commission expires:

March 3, 2026

LINDA J. WILLIAMS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-3-2026