State of Tennessee

Rev. 134D95B

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

Karen Johnson
Batch # 1234813
02/06/2025 12 28 07 PM
Fees $17 00 Taxes $0 00

Davidson County
DEEDQC
3 pgs

20250206-0009132

This instrument was prepared by:
Danny Oldham
219 Robin Hill Rd.
Nashville, TN 37205

After recording, mail document and tax statements to:

The Oldham Family Revocable Trust dated 11/21/2024
219 Robin Hill Rd
Nashville, TN 37205
Map and Parcel No. 052-05-0039.00

SUSAN B SHERRILL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 9-7-2026

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater, for this transfer is -0-

Affiant

Subscribed and sworn before me this 5th day of February, 2025

Notary

QUITCLAIM DEED

This Quitclaim Deed (the "Deed") is made effective this 2nd day of January, 2025 (the "Effective Date") between 330 Madison Blvd Land Trust (the "Grantor"), a trust whose mailing address is 219 Robin Hill Rd., Nashville, TN 37205, and The Oldham Family Revocable Trust dated 11/21/2024 (the "Grantee"), a trust whose mailing address is 219 Robin Hill Rd , Nashville, TN 37205.

WITNESSETH, that the Grantor, for and in consideration of the sum of $1.00 (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 2 of G.W. HIRE SUBDIVISION, RESUBDIVISION of LOTS 9 and 10 on the PLAN of POWER AND ROTH SUBDIVISION, as shown on plat of record in

Plat Book 5210, Page 299, in Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed from TROY L. RYCHEL and wife, CYNTHIA RYCHEL to 330 MADISON BLVD. LAND TRUST by WARRANTY DEED dated October 31, 2008 and recorded on November 20, 2008 in Instrument 20081120-0114449 in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those listed in Plat Book 5210, Page 299 Register's Office for Davidson County, Tennessee.

This is improved property known as 330 Madison Blvd., Madison, TN. 37115

EXECUTED this 5th day of February, 2025

330 Madison Blvd Land Trust		Daniel B. Oldham Trustee
Grantor Name	**Representative** Signature	**Representative** Name and Title

The Oldham Family Revocable Trust dated 11/21/2024		Laurie S. Oldham Trustee
Grantee Name	**Representative** Signature	**Representative** Name and Title

ACKNOWLEDGEMENT OF NOTARY PUBLIC

STATE OF TENNESSEE.

COUNTY OF DAVIDSON

On this 5th day of Feb., 2025, before me personally appeared Daniel B. Oldham and Laurie S. Oldham, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

IN WITNESS WHEREOF I have hereunto set my hand and Notarial Seal.

Susan B Sherrill
Notary Public Signature



My Commission Expires: 09-07-2026