Karen Johnson Batch # 1240285 02/24/2025 01 58 06 PM Fees $12 00 Taxes $0 00 20250224-0013571 Davidson County DEEDQC 2 pgs	**STATE OF TENNESSEE** **COUNTY OF DAVIDSON** THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$-0-** JAD A DUNCAN NOTARY PUBLIC DAVIDSON COUNTY TENNESSEE Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17 DAY OF January 2025 Notary Public MY COMMISSION EXPIRES 3/3/2026 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JAD A. DUNCAN, ATTORNEY AT LAW, 161 BELLE FOREST CIR., NASHVILLE, TN 37221

THIS INSTRUMENT WAS PREPARED BASED SOLELY ON INFORMATION FURNISHED BY THE PARTIES NO INDEPENDENT TITLE SEARCH WAS PERFORMED.

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
The Mary Joyce Romero Revocable Living Trust	**Same**	**142-09-0-A 034.00 CO**
(NAME) **840 Todd Preis Drive**	(NAME)	
(ADDRESS) **Nashville, TN 37221**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

QUITCLAIM DEED

For and in consideration of the sum of ten dollars, I, **Mary Joyce Romero, a single person,** hereinafter called the Grantor, by these presents do hereby transfer and convey unto **Mary Joyce Romero, Trustee of the Mary Joyce Romero Revocable Living Trust,** established by **The Revocable Living Trust Agreement of the Mary Joyce Romero Revocable Living Trust, Dated January 17, 2025**, as amended from time to time, and to their successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the grantee, and the grantee's successors, heirs and assigns, all of the grantor's right title and interest in and to the following described tract or parcel of land, in Davidson County, State of Tennessee, to wit·

Land in Davidson County, Tennessee, being Unit No 29 A on the Plan of Doral County Villa, Section 2 of record in Plat Book 4860, Page 122, Register's Office for Davidson County, Tennessee

Being the same property conveyed to John J Greenwood and wife, Kimberly A Greenwood by deed from Mary J Pierce, dated 6/28/2001, recorded 7/13/2001 in Instrument No 20010731-0081087, Register's Office for Davidson County, Tennessee

Further being the same property conveyed to Mary Joyce Romero, from John J Greenwood and wife, Kimberly A Greenwood, by Warranty Deed, dated November 16, 2006, of record in Instrument Number 20061130-0148043, Register's Office for Davidson County, Tennessee

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

Unimproved ( )
This is improved (X) property, known as: **840 Todd Preis Drive, Nashville, Tennessee 37221**

Witness our hands, this the 17th day of January, 2025.

Mary Joyce Romero

MARY JOYCE ROMERO

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **MARY JOYCE ROMERO** to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged to be the within named individual and that she executed the within instrument for the purposes therein contained, by signing her name in such capacity.

Witness my hand and official seal, this 17th day of January, **2025.**

My Commission Expires: 3/3/2026

Notary Public

