This Instrument Prepared by:
ADAM J. BERK, ESQ.
ELDER LAW OF NASHVILLE PLC
4235 Hillsboro Pike, Suite 300
Nashville, TN 37215

The actual consideration or value whichever is greater for this transfer is NO MONETARY CONSIDERATION.

From information furnished by the parties.

Karen Johnson Davidson County
Batch# 1245959 DEEDQC
03/11/2025 03:53:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250311-0018543

Anderson J. Orr, Affiant

Judith Orr, Affiant

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 11th day of March, 2025.

ADAM J. BERK STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NOTARY PUBLIC
Commission Expires: 11/2/2026

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 11th day of ~~March,~~ 2025.

ADAM J. BERK STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NOTARY PUBLIC
Commission Expires: 11/2/2026

[Exempt from Taxation Pursuant to T.C.A. § 67-4-409(3)(A)(ii)]

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Anderson J. Orr & Judith Orr, Trustees 3521 Pleasant Valley Road Nashville, TN 37204	SAME	105-01-0-

FOR NO MONETARY CONSIDERATION, we, **Anderson J. Orr and Judith Orr**, **husband and wife**, by these presents do hereby quitclaim and convey unto **Anderson J. Orr and Judith Patricia Komsiky Orr, Trustees of the Orr Family Living Trust, dated March 11, 2025**, all our right, title, and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 34 on the Plan of B.F. Shields Heirs' Addition of record in Book 57, Page 31, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 34 fronts 50.3 feet on the easterly side of Villa Street and runs back with southerly margin of Grand, formerly Central Avenue, 140.75 feet to an alley, measuring 50.3 feet more or less, thereon.

Being the same property conveyed to Anderson J. Orr and Judith Orr, husband and wife, by Warranty Deed, by William Seaborn Jones by Claire B. Jones, Attorney in Fact, and Claire B. Jones, of record in instrument No. 20180820-0082407, said Register's Office, executed August 17, 2018 and recorded August 20, 2018.

This improved property known as 1000 Villa Place, Nashville, TN 37212.

Witness our hands this 11th day of March, 2025.

Anderson J. Orr

Judith Orr

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Anderson J. Orr** and **Judith Orr**, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 11th day of March, 2025.

ADAM J. BERK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

NOTARY PUBLIC
Commission Expires: 11/2/2026

Tennessee Certification of Electronic Document

I, Adam J. Berk, do hereby make oath that I am a licensed attorney and 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 the 11th day of March, 2025.

Affiant Signature

3/11/2025
Date

STATE OF Tennessee)
COUNTY OF Davidson)

Sworn to and subscribed before me this 11 day of March, 2025.

Abbigail Anderson
Notary Public
My Comission Expires: 07/03/2028

[SEAL]

ABBIGAIL ANDERSON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-03-2028