Karen Johnson
Batch # 1246358
03/14/2025 01 41 14 PM
Fees $17 00 Taxes $0 00

Davidson County
DEEDQC
3 pgs

20250314-0019032

This Instrument prepared by:
Allison Shaw
Legacy Legal Services
410 S. University Ave.
Provo, UT 84601

QUITCLAIM DEED

THIS QUITCLAIM DEED, Executed this 21st day of Feb 21, 20 25 by the Grantor(s),
Elaine L. Wilder, unmarried
4501 Hawthorn Dr, Nashville, TN 37214
of Davidson County

to the Grantee(s),
ELAINE WILDER, Trustee, or her successors in Trust, under The Elaine Wilder Revocable Living Trust, dated Feb 21, 2025, and any amendments thereto
4501 Hawthorn Dr, Nashville, TN 37214

WITNESSETH, That the said Grantor, for $10.00 (Ten dollars)
the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said Grantee forever, all the right, title, interest and claim which the said Grantor has in and to the following described parcel of land, and improvements and appurtenances thereto in Davidson County, State of Tennessee, to wit:

> **Land in Davidson County, Tennessee, being Lot No. 204, on the Final Plat of Abbington Park, a Planned Unit Development, Phase One, Section Four, of record in Instrument No. 20050110-0003256, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.**

Commonly known as: 4501 Hawthorn Dr, Nashville, TN 37214
Parcel Identification: 062-02-0B-160.00

Source of title: Being that same Warranty Deed recorded as 20120330-0026892 on 3/30/2012 at 8:29am, in the records of the Clerk of the Courts of Davidson County, Tennessee.

IN WITNESS WHEREOF, The said Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in presence of

Elaine L Wilder

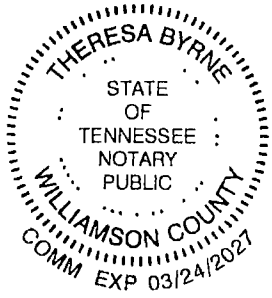
Elaine L. Wilder
Grantor

STATE OF TENNESSEE }
COUNTY OF Williamson }

On this 27th day of February, 20 25, before me, Theresa Byrne, personally appeared Elaine L. Wilder, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacities, and that by her signatures on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

Notary Signature



Oath of Consideration

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $10.00.

Elaine L Wilder

Elaine L. Wilder, Affiant 1

STATE OF TENNESSEE }
COUNTY OF Williamson }

Subscribed and sworn before me this the 27th day of February, 2025.

Notary Public
My commission expires. 03/24/2027

THERESA BYRNE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
COMM. EXP 03/24/2027

The following information is not a part of this Deed

Property Address
4501 Hawthorn Dr, Nashville, TN 37214

Owner's Name and Address:
Elaine L Wilder
4501 Hawthorn Dr, Nashville, TN 37214

Parcel Number 062-02-0B-160.00

Mail Tax Bills to:
Elaine L. Wilder
4501 Hawthorn Dr, Nashville, TN 37214