QUITCLAIM DEED		STATE OF TENNESSEE)) COUNTY OF DAVIDSON)

This instrument prepared by:
Debra A. Morton
Attorney at Law
788 E. McMurry Boulevard
Hartsville, Tennessee 37074

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCEL NUMBERS:
Barbara F. Nowlin Larry Steve Nowlin 2310 Benay Road Nashville, Tennessee 37214	Barbara F. Nowlin Larry Steve Nowlin 2310 Benay Road Nashville, Tennessee 37214	Map No.: 052-13A Parcel No.: 043CO Control Map: B Group: 13 Parcel No.: 43.00

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, Barbara F. Nowlin, unmarried, hereinafter called the Grantor, has quitclaimed all of her interests unto Barbara F. Nowlin, unmarried, and her brother, Larry Steve Nowlin, as joint tenants with right of survivorship, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

> Being Unit No. 58, as created and established by the Master Deed and Bylaws for River Glen, a Horizontal Property Regime, of record in Book 7566, Page 571, Register's Office for Davidson County, Tennessee, and as shown and described on the Plan for River Glen, Phase IIA, of record in Book 6900, Page 818, Register's Office for Davidson County, Tennessee, submitted to said Master Deed and Bylaws by instrument of record in Book 7724, Page 289, said Register's Office, to all of which reference is here made for a more complete description, together with an undivided percentage interest in the common elements allocated to said unit as set forth in said Master Deed and Bylaws, as may be from time to time amended as provided therein.
>
> Being a portion of the same property conveyed to Fox Ridge Homes, Inc., from Julius Doochin, Trustee, by Warranty Deed of record in Book 7724, Page 283, Register's Office for Davidson County, Tennessee.

Karen Johnson Davidson County
Batch # 1249220 DEEDQC
03/21/2025 02:13:21 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250321-0021453

BEING the same property conveyed to Barbara F. Nowlin, unmarried, by Warranty Deed dated September 27, 1991, from FOX RIDGE HOMES, INC., of record in Book 8460, Page 91, in the Register's Office for Davidson County, Tennessee.

This is improved property known as 2310 Benay Road, Nashville, Tennessee 37214.

THIS INSTRUMENT and the interests hereby released and conveyed are subject to all easements, taxes, restrictive covenants and conditions, ordinances, encumbrances, and other matters of record, including all items set out on any applicable Plat of record.

WITNESS my hand this the 18th day of March, 2025.

GRANTOR:

Barbara Faye Nowlin
BARBARA F. NOWLIN

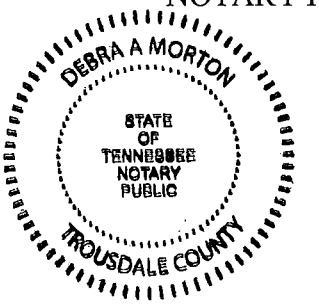
STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Barbara F. Nowlin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, executed the foregoing instrument for the purposes therein contained by signing her name in her capacity as Grantor.

WITNESS my hand and official seal this 18th day of March, 2025.

Debra A. Morton.
NOTARY PUBLIC

My Commission Expires:
07/27/2027



STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration or value, whichever is greater, for this transfer is $0.00. There is no cash consideration given for this transfer.

Barbara Faye Nowlin
Barbara F. Nowlin Affiant

Sworn to and subscribed before me, this
the 18th day of March, 2025.

Debra A Morton
Notary Public

My Commission Expires: 07/27/2027

DEBRA A MORTON
STATE OF TENNESSEE NOTARY PUBLIC
TROUSDALE COUNTY

STATE OF TENNESSEE)
COUNTY OF Davidson)

I hereby swear or affirm that the actual consideration or value, whichever is greater, for this transfer is $0.00. There is no cash consideration given for this transfer.

Larry Steve Nowlin
Larry Steve Nowlin Affiant

Sworn to and subscribed before me, this
the 18th day of March, 2025.

Debra A Morton
Notary Public

My Commission Expires: 07/27/2027

DEBRA A MORTON
STATE OF TENNESSEE NOTARY PUBLIC
TROUSDALE COUNTY