ADDRESS OF NEW OWNER:

MICHAEL PELLEGRIN
1618 Sumner Ave.
Nashville, TN 37206

THIS INSTRUMENT PREPARED BY:

MICHAEL PELLEGRIN
113 West Main Street
Gallatin, TN 37066

SEND TAX BILLS TO:
New Owner

MAP-Parcel 083 06 0 065.00
(No Title Search was done)

Karen Johnson Davidson County
Batch # 1253806 DEEDQC
03/28/2025 03 45 19 PM 3 pgs
Fees $17 00 Taxes $0 00
20250328-0023585

QUITCLAIM DEED

This instrument is made and entered into this 25th day of March, 2025, by **AMANDA PAGE PELLEGRIN**, unmarried, GRANTOR, and **MICHAEL BARTON PELLEGRIN**, unmarried, GRANTEE.

WITNESSETH:

FOR AND IN CONSIDERATION of the sum of One and no/100 Dollar ($1 00) cash in hand, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned GRANTOR conveys, transfers, remises, releases, relinquishes, and quitclaims unto the GRANTEE all right, title and interest in and to the following described real property, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 21 on the Plan of Subdivision of Lots 8, 9, 10 and part of Lot No. 7 in Block A, Lots 13 and 14 in Block B and all of Block C in the Subdivision of Weakley Place of record in Plat Book 547, page 12, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate legal description.
>
> BEING the same property conveyed to Michael Barton Pellegrin and Amanda Page Pellegrin, Husband and Wife, by Warranty Deed dated July 26, 2013, from Kathleen Kanter and husband, Byron Brill, of record in Instrument No. 20130729-0078464 in the Register's Office of Davidson County, Tennessee. Pursuant to the

Final Decree filed of record in Docket No. 2023D124 in the Circuit Court of Davidson County of Michael Barton Pellegrin and Amanda Page Pellegrin having since divorced conveying her interest to Michael Barton Pellegrin.

Subject to all matters shown on the above referenced plat and to restrictions of record.

This is improved property known as 1618 SUMNER AVENUE, NASHVILLE, TENNESSEE.

TO HAVE AND TO HOLD the above described tract or parcel of land, together with all the improvements thereon and the appurtenances thereunto belonging unto the said GRANTEE in fee simple.

Executed on the date first above written.

Amanda Page Pellegrin
AMANDA PAGE PELLEGRIN

STATE OF TENNESSEE
COUNTY OF Sumner

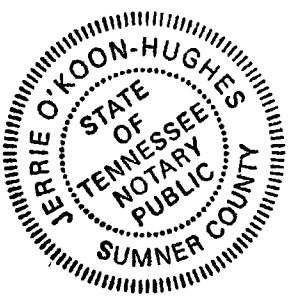
PERSONALLY appeared before me, the undersigned, a Notary Public in and for said County and State, the within named AMANDA PAGE PELLEGRIN, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Gallatin, Tennessee this 25th day of March, 2025.

Jerrie O'Koon-Hughes
NOTARY PUBLIC

MY COMMISSION EXPIRES:

04/22/2026



STATE OF TENNESSEE
COUNTY OF Sumner

I hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration, or value, whichever is greater, for this transfer is NONE.

AFFIANT

Subscribed and sworn to before me this the 25th day of March, 2025.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

04/22/2026

