Karen Johnson
Batch # 1254122
03/31/2025 11:54:45 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20250331-0024074

THIS INSTRUMENT PREPARED BY: **Martin Heller Potempa & Sheppard** 2122 21st Avenue South Nashville, Tennessee 37212 (615) 800-7096 This Deed was prepared based on information provided by the parties and no independent title examination was prepared.	STATE OF TENNESSEE COUNTY OF DAVIDSO The actual consideration for this transfer is: $10.00 William E. Lovell WILLIAM E. LOVELL, AFFIANT Subscribed and sworn to before me, this 29 day of March 2025. Shelley Mason NOTARY PUBLIC My Commission Expires: 11-3-2025

SHELLEY A. MASON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES NOVEMBER 3, 2025

QUITCLAIM DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
WILLIAM E. LOVELL 5204 Pritchett Drive Nashville, TN 37220	New Owner	Map and Parcel No.: 160-04-0 168.00

FOR AND IN CONSIDERATION of Ten and No/100ths Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, I, William E. Lovell, as the Trustee ("Trustee") of the Lovell Family Trust, created September 2, 2024, (the "Trust") do hereby quitclaim, transfer and convey unto William E. Lovell, his successors and assigns, all of the Trust's right, title and interest in certain real property in the County of Davidson, State of Tennessee, identified and more particularly described below.

This is improved property known as 5204 Pritchett Drive, Nashville, Tennessee 37220, and more particularly described as follows:

Being Lot Number 52 on the Plat of Brentview Hills, Section VII, of record in Plat Book 4175, Page 89, Register's Office for Davidson County, Tennessee. Said Lot Number 52 fronts 120 feet on the west margin of Pritchett Drive and extends back 228.41 feet on the north line and 207.19 feet on the south line to a line on the rear on which it measures 100.02 feet.

Being the same property conveyed to William E. Lovell, as Trustee of the Lovell Family Trust, created September 2, 2024, from William E. Lovell, as the sole Trustee of the Lovell Joint Revocable Trust, created May 11, 2000, by Quitclaim Deed recorded in the Register's Office of said county and state at Instrument No. 20241127-0092885.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

This quitclaim deed was prepared based upon information provided by the parties and no independent title examination was prepared in preparation of this deed.

IN WITNESS WHEREOF, Trustee has executed this instrument on this the 25 day of March 2025.

William E. Lovell

William E. Lovell, Trustee of the Lovell Family Trust, created September 2, 2024.

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named **William E. Lovell, Trustee of the Lovell Family Trust, created September 2, 2024**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 25 day of March 2025.

Shelley Mason

Notary Public

My Commission Expires: 11-3-2025

SHELLEY A. MASON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES NOVEMBER 3, 2025