THIS INSTRUMENT PREPARED BY: ***Yvette L. Meldrum, Attorney at Law*** **Mid-State Title & Escrow, Inc.** *Royal Oaks Trade Center* *128 Holiday Court, Suite 125* *Franklin, TN 37067* *(615) 790-3156* This instrument prepared upon information furnished by the parties without counsel or advice as to legal consequences or tax-related matters. No title examination or settlement has been performed and Mid-State Title and Escrow, Inc. shall not be responsible for any matter that could have been resolved by a title examination, settlement or legal and/or tax-related counsel. **This Instrument is to be treated as a Quitclaim Deed under T.C.A. § 67-4-409(a)(1)(D), as amended.** 2023-1028	*STATE OF TENNESSEE]* *COUNTY OF WILLIAMSON]* *The actual consideration or value, whichever is greater, for this transfer is $-0-.* *Affiant* Sworn to and subscribed to before me this 10 day of APRIL 2025. *Notary Public* *My commission expires:* 1·21·29 JAMES K STERLIN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Name and Address of New Owner:
Tara Jean Palmerton
747 Gloucester Lane
Nashville, TN 37221

Karen Johnson Davidson County
Batch# 1258139 DEEDQC
04/11/2025 03:14:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20250411-0027512

Send Tax Bills To:
Owner

Street Address of Subject Property:
747 Gloucester Lane
Nashville, TN, 37221

Parcel ID:
141-05-0A-242.00-CO

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Tara Jean Miles, n/k/a Tara Jean Palmerton** hereinafter called "**GRANTOR,**" hereby conveys and quitclaims unto **Tara Jean Palmerton, unmarried** hereinafter called "**GRANTEES,**" his/her/their heirs and assigns, all of his/her/their right, title and interest, if any, in and to a certain tract or parcel of land in **Davidson** County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. (s) 242 on the Plan of The Map Entitled Avondale Park, Phase 1, Section 4 of record in Plat at Instrument No. 20090318-0024196, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Erin Hertha, a single woman by Warranty deed from Joshua A. Jenkins and Stephanie S. Jenkins, husband and wife of record in Instrument No. 20190730-0074915 Register's Office for Davidson County, Tennessee, dated July 26, 2019 and recorded on July 30, 2019. (Value of consideration shown in aforementioned deed $335,000.00)

Being the same property conveyed to Tara Jean Miles, married, by warranty deed of Erin Hertha, a single woman of record in Instrument #20230925-0074798, Register's Office, Davidson County, TN dated September 20, 2023, recorded September 25, 2023.

WITNESS my hand this 10 day of APRIL, 2025.

Tara Jean Palmerton

Grantor – Tara Jean Palmerton

STATE OF TENNESSEE]
COUNTY OF WILLIAMSON]

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, Tara Jean Palmerton, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath, acknowledged that they/he/she, the within named bargainor, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office, this 10 day of APRIL, 2025.

NOTARY PUBLIC

My commission expires: 1·21·29

JAMES K STERLING
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

True Copy Certification

I, Yvette Meldrum, do hereby make oath that I am a licensed attorney and/or 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 APRIL 10, 2025.

Affiant Signature

APRIL 10, 2025

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 10 day of APRIL 2025.

Notary's Signature

JAMES K STERLING
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

MY COMMISSION EXPIRES: 1·21·29