Karen Johnson Davidson County
Batch# 1259920 DEEDQC
04/14/2025 03:38:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250414-0028290

Prepared By
Name: Estate House Law, PLLC
Address: 1831 12th Ave S. #399
Nashville
State: TN Zip Code: 37203

After Recording, Mail Document To Owner/Responsible Taxpayer

Name: Kelly Nantel and Tracy Murrell
Address: 907 Tower Pl.
Nashville
State: TN Zip Code: 37204

Map and Parcel ID #: 132-05-0-093.00

Space Above This Line for Recorder's Use

TENNESSEE QUIT CLAIM DEED

STATE OF TENNESSEE
Davidson COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of Ten Dollars ($ 10.00) in hand paid to a Kelly Nantel and Tracy Murrell, a married couple, (hereinafter known as the "Grantor(s)") hereby remise, release and forever quitclaim to Kelly Nantel and Tracy Murrell, Trustees of the Kelly Nantel and Tracy Murrell Revocable Living Trust dated April 4, 2025, and any amendments thereto (hereinafter known as the "Grantee(s)") all the rights, title, interest, and claim in or to the following described real estate, situated in Davidson County, Tennessee, to-wit:

Legal Description Insert:

Land in Davidson County, Tennessee, being Lot(s) 28, as shown on the map entitled Section No. 2, * of record in Plat Book 1130, page 61, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate property description.
* Glendale Park
Being the same property conveyed to BENJAMIN BAHIL and DENISE BAHIL, HUSBAND AND WIFE, by deed from DABKRE ASSETTS, LLC, of record in Instrument No. 20160831-0091187 , dated August 29, 2016 , said Register's Office.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

General or special taxes and assessments required to be paid in the year 2020 and subsequent years for Map-Par. 132-05-0-093.00.

Matters shown on the Plan of record in Plat Book 1130, page 61, said Register's Office.

Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Book 4113, page 533, said Register's Office.

This is improved property located at 907 Tower Place Nashville TN 37204

Being same property conveyed in Instrument 20210105-0001399

Grantor's Signature

Grantor's Signature

Kelly A. Nantel
Grantor's Name

Tracy Murrell
Grantor's Name

STATE OF TENNESSEE

COUNTY OF DAVIDSON)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Kelly A. Nantel & Tracy Murrell whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, executed the same voluntarily on the day the same bears date.

Given under my hand this 4th day of April, 2025

KATHERINE STAUFFER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES NOVEMBER 8, 2027

Notary Public

My Commission Expires: 11/8/27

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

Affiant

Affiant

STATE OF TENNESSEE

COUNTY OF DAVIDSON)

Subscribed and sworn to before me this 4th day of April, 2025

KATHERINE STAUFFER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES NOVEMBER 8, 2027

Notary Public
My Commission Expires: 11/8/27

Tennessee Certification of Electronic Document

I, Katherine Stauffer, 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 4/4/25 (date of document).

Affiant Signature

4/4/25
Date

State of TN

County of Davidson

Sworn to and subscribed before me this 4 day of April, 2025

Notary's Signature

MY COMMISSION EXPIRES: 3-9-27

NOTARY SEAL
JOANNA WOODY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-9-2027