Karen Johnson Davidson County
Batch# 1280538 DEEDQC
06/02/2025 12:57:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250602-0043130

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC
21 Platform Way South, Suite 3500
Nashville, Tennessee 37203

QUITCLAIM DEED

Address New Owner(s) As Follows:	Send Tax Bills to:	Map Parcel Numbers:
John E. Vanhooydonk and Donna W. Vanhooydonk, Co-Trustees 1180 Otter Creek Road Nashville, TN 37220	John E. Vanhooydonk and Donna W. Vanhooydonk, Co-Trustees 1180 Otter Creek Road Nashville, TN 37220	145 00 0 121.00

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged we, JOHN E. VANHOOYDONK and DONNA W. VANHOOYDONK, by these presents do hereby quitclaim and convey unto JOHN E. VANHOOYDONK and DONNA W. VANHOOYDONK, CO-TRUSTEES OF THE VANHOOYDONK COMMUNITY PROPERTY TRUST, their successors in trust and assigns, with full right and power to convey, sell, mortgage, lease or otherwise encumber without the joinder or consent of any beneficiary or other party, all of our right, title and interest in that certain real property in Davidson County, Tennessee more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 19 as shown on the Plat of Stratford Place, Oak Hill, Tennessee, of record in Book 6250, page 373, in the Register's Office for Davidson County, Tennessee. Said Plat was corrected in Instrument of record in Book 6944, page 481, said Register's Office.

Being the same property conveyed by deed of record as Instrument #20131122-0120278, Register's Office for Davidson County, Tennessee.

Being property known as 1180 Otter Creek Road, Nashville, Tennessee.

[The remainder of this page intentionally left blank, see next page for signatures.]

IN WITNESS WHEREOF, the undersigned have executed this instrument on this 2nd day of June, 2025.

JOHN E. VANHOOYDONK

DONNA W. VANHOOYDONK

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, John E. Vanhooydonk and Donna W. Vanhooydonk, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 2nd day of June, 2025.

Notary Public

My Commission Expires:
May 8, 2028

MARYAM HEAD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
Commission Expires May 8, 2028

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.

Affiant

Subscribed and sworn to before me
this 2nd day of June, 2025.

Notary Public

My Commission Expires:

May 8, 2028

MARYAM HEAD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
Commission Expires May 8, 2028

47324113.1

Tennessee Certification of Electronic Document

I, Adam Harrer, 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 Jun 2, 2025 (date of document).

Affiant Signature

06/02/2025

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 02 day of June, 2025.

Emerald S. Burns

Notary's Signature

MY COMMISSION EXPIRES: 09-07-2026

NOTARY'S SEAL

