THIS INSTRUMENT WAS PREPARED BY
**Lamar Moore, Attorney at Law**
102 Hartman Dr, Ste G165
Lebanon, Tennessee 37087

AFTER RECORDING, PLEASE RETURN DOCUMENT AND TAX STATEMENTS TO
**THE ROSE ROBINSON REVOCABLE LIVING TRUST**
**932 W EASTLAND AVE**
**NASHVILLE, TN 37206**

**PREPARER's DISCLAIMER. This instrument is prepared based on information provided by the parties named herein. The service provided is limited to the preparation of this instrument in recordable form only No title examination or other inspection was requested by the parties or performed by the preparer of this instrument. No guarantee or opinion regarding the state of title to the subject property or otherwise is given by the preparer of this instrument to the parties. Further, no legal or tax advice has been requested or provided regarding the legal significance or ramifications regarding the use of this instruments**

# QUITCLAIM DEED

| Address of New Owners (Grantee) | Send Tax Bills To: | Map & Parcel Number: |
|---|---|---|
| The Rose Robinson Revocable Living Trust<br>932 W Eastland Ave<br>Nashville, TN 37206 | Same as Grantee | Parcel # 082 08 0 136 00 |

This Quitclaim Deed (the "Deed") is made effective this 17 day of June, 2025 (the "Effective Date") between Rose M Robinson, a married woman (the "Grantors"), and **The Rose Robinson Revocable Living Trust dated June 17, 2025, and any amendment thereto, Rose Robinson, Trustee, or any successors in interest (the "Grantee")**

WITNESSETH, that the Grantors, for and in consideration of the sum of $10 00 (United States Dollars) and other good and valuable consideration, to it in hand paid by Grantee, the receipt whereof is hereby acknowledged, does hereby quitclaim, convey and release unto Grantee all interest Grantors has, if any, in the real property (the "Property") located in Davidson County, Tennessee, and more particularly described as follows

LAND in Davidson County, Tennessee, being part of Lots 4 & 5 on the Plan of J. R. Love's Subdivision of the Messengals Tract, as of record in Book 547, Page 4, Register's Office for Davidson County, Tennessee.

SAID property fornts 50 feet on the southerly side of West Eastland Avenue and extends back 160 feet on the easterly and westerly side lines to a rear line measuring 50.2 feet thereon.

Being the same property conveyed to Mattie E. Jones, a married person by deed from Antonio Jones, an unmarried person, of record in Book 8290, Page 747, Register's Office for said County.

The Grantors hereby make oath that the above described property has never been the Domicle of Mattie E. Jones and husband Dudley W. Jones.

Being the same property conveyed to Rose M Robinson, a married woman by deed from Mattie E Jones, a married person in Deed Book 10965, at Page 91, Register's Office for Davidson County, Tennessee

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

This property is known as **932 W Eastland Ave, Nashville, TN 37206.** The Deed was recorded in the records of the Register's Office of Davidson County, **Book 10965, at Page 91.**

Witness my hand this 17 day of June, 2025

Grantor Signature - Rose M Robinson

Karen Johnson Davidson County
Batch # 1285172 DEEDQC
06/17/2025 10 19 52 AM 1 pg
Fees $12 00 Taxes $0 00
20250617-0047401

STATE OF TENNESSEE
COUNTY OF Davidson

On this day, personally appeared before me, Rose M Robinson, to me known to be the person(s) described in and who executed the within instrument, and acknowledged that they signed the same as their voluntary act and deed, for the uses and purposes mentioned therein Witness my hand and official seal hereto affixed on this 17 day of June, 2025

Notary Public

My Commission Expires 10/28/28

LAMAR MOORE STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0 00

Affiant/Witness

SWORN AND SUBSCRIBED TO BEFORE ME, this 17 day of June, 2025

Notary Public

My Commission Expires 10/28/28

LAMAR MOORE STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY