Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

File #25-1153

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **Shawn Bivens, married,** hereinafter called the **Grantor,** does hereby quitclaim unto **Chandelier Development Inc., a Tennessee Corporation,** hereinafter called the **Grantee**, Grantee's heirs and assigns, Grantor's interest in, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot(s) 2, as shown on the map entitled George N. Welch, Jr. Subdivision West Meade Village Tract Section "A", of record in Plat Book 1424, Page 71, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate property description.

Being the same property conveyed to Shaun Bivens by Warranty Deed from Wanda G. Harlan, unmarried of record in Instrument No. 20220701-0076653 Register's Office for Davidson County, Tennessee, dated June 30, 2022 and recorded on July 01, 2022. The Grantor is married; however, the Grantor nor the Grantor's spouse or issue have resided in subject property.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

The interest of this Quitclaim Deed is to vest title interest in said property solely **Chandelier Development Inc., a Tennessee Corporation**

This is improved property, known as: 6004 Jocelyn Hollow Road, Nashville, Tn 37205

Karen Johnson
Batch # 1285580
06/18/2025 09 52 33 AM
Fees $12 00 Taxes $0 00

Davidson County
DEEDQC
2 pgs

20250618-0047925

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT	TAX MAP-PARCEL #:
Chandelier Development Inc. 4840 Centennial Blvd, Ste 203 Nashville, TN 37209	New Owner	116-05-0-004.00

WITNESS THE EXECUTION HEREOF this 18th day of June, 2025.

Shawn Bivens

State of Tennessee
County of Davidson

On this 18th day of ~~May~~ JUNE, 2025, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within Shawn Bivens, the bargainor(s), to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires: 7/4/24

LYDIA H WEAVER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$0.00.**

Affiant

Sworn and subscribed before me on this the 18th day of June, 2025.

Notary Public

My Commission Expires: 7/4/24

LYDIA H WEAVER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY