Karen Johnson Davidson County
Batch # 1285599 DEEDQC
06/18/2025 10 11 49 AM 2 pgs
Fees $12 00 Taxes $0 00
20250618-0047956

THIS INSTRUMENT PREPARED BY:

Chapman & Rosenthal Title, Inc.
10 Burton Hills Blvd
Suite 130
Nashville, TN 37215

No title search was performed in preparation of this Quitclaim Deed.

STATE OF TENNES
COUNTY OF DAVI

The actual consideration for this transfer is: $0.00.

Affiant

Subscribed and sworn to before me, this 16 day of June, 2025.

Notary Public

My Commission Expires: 5/8/2028

RYAN DIECK STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 05-08-2028

QUITCLAIM DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
Sweden Starlet Holdings, LLC 116 Agnes Rd, Suite 200 Knoxville, TN 37919	New Owner	Map and Parcel No.: 071-16-0-187.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Steffen Cushing and Natasha Cushing, husband and wife** (hereinafter collectively referred to as the "Grantor") do hereby quitclaim, transfer and convey to **Sweden Starlet Holdings, LLC, a Tennessee limited liability company,** its heirs and assigns, all of their interest in the following land:

Land in Davidson County, Tennessee, being Lot No. 86 and the northerly 16 feet of Lot No. 85 on the Plan of Oakwood Park of record in Plat Book 421, Page 12, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot and part of said Lot adjoin and front together on the easterly side of North Fifth Street and run back between parallel lines, Lot No. 86 running back along the southerly margin of Richardson Street 165 feet to an alley.

Being the same property conveyed to Steffen Cushing, and Natasha Cushing, husband and wife by Warranty Deed from Carrie A. Carlton and Christopher Bistline, wife and husband, dated March 20, 2024 and recorded on March 25, 2024 in Instrument No. 20240325-0020590, in the Register's Office of Davidson County, Tennessee.

This is improved property known as: **1127 North 5th Street, Nashville, TN 37207.**

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 16 day of June, 2025.

Steffen Cushing

Natasha Cushing

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Steffen Cushing** and **Natasha Cushing**, 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, at Office, this 16 day of June, 2025.

Notary Public

My Commission Expires: 5/8/2028

RYAN DIECK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-08-2028