Karen Johnson Davidson County
Batch# 1293687 DEEDQC
07/03/2025 10:49:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20250703-0052668

This Instrument Prepared by:
parties
BARBARA J. MOSS
ELDER LAW OF NASHVILLE PLC
4235 Hillsboro Pike, Suite 300
Nashville, TN 37215

From information furnished by the

The actual consideration or value whichever is greater for this transfer is NO MONETARY CONSIDERATION

STATE OF Tennessee)
COUNTY OF Rutherford)

Sworn to and subscribed before me
This 21 day of March, 2025.

DEAN ERIC CLMENTS, Affiant

NOTARY PUBLIC
My Commission Expires: 7/8/2028

NORMA JEAN RICHCREEK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

[Exempt from Taxation Pursuant to T.C.A. § 67-4-409(3)(A)(ii)]

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Christian A. Clements 605 Saint Jules Ln. Nashville, TN 37221	SAME	173 09 0A 013.00

FOR NO MONETARY CONSIDERATION, I, DEAN ERIC CLEMENTS, by these presents do hereby quitclaim and convey unto CHRISTIAN A. CLEMENTS all my right, title and interest in and to the following described tract of land in Davidson County:

Land in Davidson County, Tennessee, being Lot No. 107, on the plan of Section One, Lenox Village, of record in Instrument No 20020319-0033866, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed by warranty deed dated December 16, 2019, to Christian A. Clements and Dean Eric Clements as joint tenants with right of survivorship, which deed is filed at Instrument No. 20191219-0131183, said Register's office.

This is improved property known as 605 Saint Jules Lane, Nashville, TN 37211.

Witness my hand this 21 day of March, 2025.

DEAN ERIC CLEMENTS

STATE OF Tennessee)
COUNTY OF Rutherford)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DEAN ERIC CLEMENTS, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), acknowledged that they executed the within instrument for the purposes therein contained.

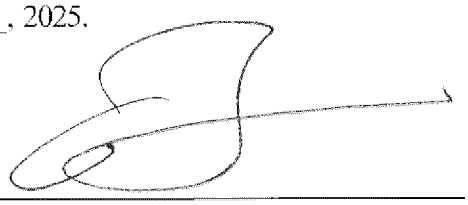
Witness my hand and official seal, this 21 day of March, 2025.

NORMA JEAN RICHCREEK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

NOTARY PUBLIC
My Commission Expires: 7/8/2028

Tennessee Certification of Electronic Document

I, Adam J. Berk, do hereby make oath that I am a licensed attorney and 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 the 21st day of March, 2025.



Adam J. Berk, *Affiant*

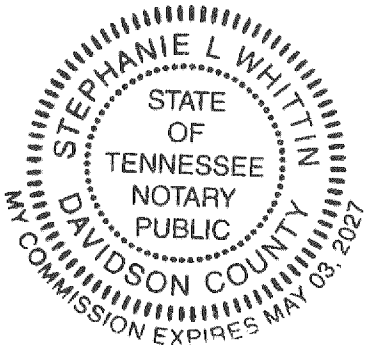
July 3, 2025

Date

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 3rd day of July, 2025.



[SEAL]

NOTARY PUBLIC

My Commission Expires: May 3, 2027