QUITCLAIM DEED

Karen Johnson
Batch # 1293776
07/03/2025 01 30 35 PM
Fees $12 00 Taxes $0 00

Davidson County
DEEDQC
2 pgs

20250703-0052801

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE TRANSFER, WHICHEVER IS GREATER, IS **$0.00.**

Jonathan Lynn Douglas Allen
Affiant

Subscribed and sworn to before me this 17th day of June, 2025

Notary Public
My Commission expires March 4, 2028
(affix seal)

KRISTAL HALL BOONE
TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

THIS INSTRUMENT PREPARED BY: Krıstal Boone, Attorney, 750 Old Hıckory Blvd Bldg 2, STE 150, Brentwood, TN 37027		
NEW OWNER(S):	**SEND TAX BILLS TO:**	**MAP/PARCEL NO.:**
Jonathan-Lynn Douglas Allen, Trustee of the JLDA Trust, Dated June 19, 2025 116 31st Ave N Apt 102 Nashvılle, TN 37203	Jonathan-Lynn Douglas Allen, Trustee of the JLDA Trust, Dated June 19, 2025 116 31st Ave N Apt 102 Nashvılle, TN 37203	Map-Parcel Numbers 104020S00200CO

KNOW ALL MEN BY THESE PRESENTS that **Jonathan Lynn D. Allen, a single person,** for and ın consideratıon of the sum of Ten and No/100 Dollars ($10.00), cash ın hand paid, the receipt of which is hereby acknowledged, has bargained and sold, and does hereby convey, remıse, release and forever quıtclaım unto **Jonathan-Lynn Douglas Allen, Trustee of the JLDA Trust Dated June 19, 2025**, their heirs and assigns, his entire right, tıtle and interest in and to a certain tract of land ın Davıdson County, Tennessee, descrıbed as follows:

Land ın Davıdson County, Tennessee, beıng Unıt No. 102, together with Parking Space No. 18, of the Hedrick Place Condominiums, a horızontal property regime, created under Title 66, Sectıon 27-101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed for Hedrick Place Condomınıums, as recorded in the Register's Office for Davıdson County, Tennessee, as Instrument No 200002030011406, includıng without limitation the By-laws appended thereto, as Exhibit "C", saıd Register's Office, together with undivided percentage ınterest in the Common Elements appurtenant to said Unit, as set forth in said Master Deed. Reference is hereby made to the Plan of Hedrıck Place Condomınıums, as shown on Exhibit Map to the Master Deed as recorded in said Regester's Office, as Instrument No. 200002030011406, for a more complete identificatıon and descrıption of such unit and parking space.

Being the same property conveyed Jonathan Lynn D. Allen, a single person, by Warranty Deed from Deborah Butler, an unmarried person, dated July 1, 2022, of record as Instrument No. 20220705-0077502 in the Register's Office for Davidson County, Tennessee.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

This is improved property known as: 116 31st Ave N. Apt. 102, Nashville, TN 37203.

This quitclaim deed was prepared solely upon information provided by the party and no title examination or research was requested of or conducted by the preparer thereof.

WITNESS my hand this 19th day of June, 2025.

Jonathan Lynn D. Allen

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named bargainer, Jonathan Lynn D. Allen, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and Notarial Seal this 19th day of June, 2025.

KRISTAL HALL BOONE
TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Notary Public

My Commission expires: March 4, 2028