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:
Deborah Jemison Fletcher Revocable Living Trust
934 Granada 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:
Deborah Jemison Fletcher Revocable Living Trust 934 Granada Ave Nashville, TN 37206	Same as Grantee	Parcel #: 083 01 0 191.00

This Quitclaim Deed (the "Deed") is made effective this 8 day of August, 2025 (the "Effective Date") between Deborah J. Fletcher, an unmarried woman (the "Grantors"), and **The Deborah Jemison Fletcher Revocable Living Trust dated August 8, 2025, and any amendment thereto, Deborah Jemison Fletcher, 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 an unnumbered tract shown on the plan of J. G. Grissim's Grand Avenue Addition to East Nashville, of record in Book 974, page 35, Register's Office for Davidson County, Tennessee, and being further described as follows:

BEGINNING at a point in the southerly margin of Granada Avenue, said point being the southeast corner of a parcel of land described in deed from Harlan Realty Company to Henry W. Wilkes, Jr. and wife, Delia G. Wilkes, of record in Book 2137, page 149, Register's Office for said County, thence southwardly along the easterly margin of said Wilkes' parcel 100 feet to a point; thence easterly and parallel to the southerly margin of Granada Avenue 60 feet to a point; thence northwardly 100 feet to a point in the southerly margin of Granada Avenue; thence with the southerly margin of the same, westwardly 60 feet to the point of beginning.

Being the same property conveyed to WILLIAM MAYNARD SMITH AND AGGIE MILLER SUMRULD, by Deed of record in Book 9435, page 240, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Deborah J. Fletcher, an unmarried woman by warranty deed from William Maynard Smith and Aggie Miller Sumruld in **Deed Book 00009572, at Page 0000145,** Register's Office for Davidson County, Tennessee.

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

This property is known as **934 Granada Ave, Nashville, TN 37206.** The Deed was recorded in the records of the Register's Office of Davidson County, **Book 00009572, at Page 0000145.**

Witness my hand this 8 day of August, 2025.

Deborah J. Fletcher
Grantor Signature - Deborah J. Fletcher

Karen Johnson Davidson County
Batch # 1309506 DEEDQC
08/13/2025 09:51:01 AM 1 pg
Fees: $12.00 Taxes: $0.00

20250813-0064384

STATE OF TENNESSEE
COUNTY OF Davidson

On this day, personally appeared before me, Deborah J. Fletcher, 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 8 day of August, 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.

Taylor Moore
Affiant/Witness

SWORN AND SUBSCRIBED TO BEFORE ME, this 8 day of August, 2025.

Notary Public: _____

My Commission Expires: 10/28/28

LAMAR MOORE STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY