QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0 00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8 DAY OF August, 20 25

Notary Public

MY COMMISSION EXPIRES 7-2-29

(AFFIX SEAL)

JOHN GLEAVES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

JM-LHL-25-3059

THIS INSTRUMENT WAS PREPARED BY

Rudy Title & Escrow, LLC
608 Shelby Avenue
Nashville, TN 37206

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP / PARCEL NUMBER (S)
Michael Edward Moore and Darshell Lynette Moore, husband and wife	**Same As New Owner**	
(NAME)	(NAME)	**096-09-0B-050 00-CO**
3059 Whitland Crossing Dr,		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **DARSHELL LYNETTE MOORE, MARRIED,** hereinafter called the Grantor(s), by these presents do/does hereby convey, assign and quitclaim unto **MICHAEL EDWARD MOORE AND DARSHELL LYNETTE MOORE, HUSBAND AND WIFE** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, all Grantor's right, title and interest in and to that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows

Being Lot No 3059, Donelson's Place as shown on Exhibit "B" to declaration of protective Covenants, Conditions and Restriction of record in Instrument No 20070703-0079564 as amended in Instrument Nos 20070712-0083113 and 20070816-0098067 and 20101026-0085599, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property

Being the same property conveyed to Darshell Myers by Warranty Deed from J2 Builders, LLC of record in Instrument No 20121119-0106364 Register's Office for Davidson County, Tennessee, dated November 15, 2012 and recorded on November 19, 2012

The said Darshell Myers has since married Michael Edward Moore and as such is now known as Darshell Lynette Moore.

This Instrument was prepared with information supplied by the Grantees No title examination was performed to validate the accuracy of title Therefore the preparer does not accept liability for this Instrument

This is **improved** property known as **3059 Whitland Crossing Dr, Nashville, Tennessee 37214**

Karen Johnson Davidson County
Batch # 1311460 DEEDQC
08/18/2025 02 51 PM 2 pgs
Fees $12 00 Taxes $0 00

20250818-0065862

Witness my/our hand(s) this the 8 day of August, 2025

Darshell Lynette Moore
Darshell Lynette Moore

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DARSHELL LYNETTE MOORE, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained

Witness my hand and official seal, this the 8th of August, 2025

Notary Public
My Commission Expires 7-2-29
(SEAL)



RETURN TO:

Rudy Title & Escrow, LLC
608 Shelby Avenue
Nashville, TN 37206