Karen Johnson Davidson County
Batch# 1313741 DEEDQC
08/22/2025 02:47:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250822-0067463

QUITCLAIM DEED

PATRICIA NICHOLLS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

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 22nd DAY OF AUGUST, 2025.

Notary Public

MY COMMISSION EXPIRES: 1/24/28

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Robert J. Notestine, III, Attorney at Law
Metropolitan Escrow, Inc., 217 Pineway Drive, Nashville, TN 37217

PREPARED FROM INFORMATION FURNISHED BY THE PARTIES.

File No.: 25-0359

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Casa TN, LLC, a Tennessee Limited Liability Company	NEW OWNER	Map: 094-03-0-006.00, 059-06-0-06900, 033-12-0-02900, 071-08-0-169.00, and 071-08-0-17800
(NAME) P.O. Box 160325	(NAME)	
(ADDRESS) Nashville, TN 37216	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I,

RAY HACKNEY, UNMARRIED,

HEREINAFTER CALLED THE GRANTOR, AND BY THESE PRESENTS DO QUITCLAIM AND CONVEY UNTO

CASA TN, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF MY INTEREST IN THE FOLLOWING DESCRIBED PARCELS OF REAL ESTATE LOCATED IN DAVIDSON COUNTY, TENNESSEE:

Map #094-03-0-006.00 aka 2819 Hody Drive, Nashville, TN. 37206

Land in Davidson County, Tennessee, being Lot No. 166, on the Plan of Fortland Park, Section 1, of record in Plat Book 2663, Page 61, in the 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 Ray Hackney, single, by deed from Dwight E. Stokes, single and Deanna G. Stokes, single, of record in Instrument No. 20210525-0070990, dated May 24, 2021, Register's Office for said County.

Map #059-06-0-06900 aka 736 Roman Drive, Nashville, TN. 37207

Land in Davidson County, Tennessee, being Lot No. 31 on the Plan of Ewing Valley, Section 2, as of record in Book 4300, Page 184, 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 to Ray Hackney, unmarried, by deed from Ralph Thompson, Isaac Thompson and Lisa Boykin Sanders, Devisees Under the Will of Belvya Anita Darthard, of record in Instrument No. 20241230-0100883, dated December 20, 2024, Register's Office for said County.

Map #033-12-0-02900 aka 308 Connie Avenue, Goodlettsville, TN. 37072

LAND in Davidson County, Tennessee, being Lot No. 197 on the Plan of Section I, Gatewood, as of record in Book 3300, pages 47 to 52, Register's Office for said County.

SAID Lot No. 197 fronts 73.2 feet on the northeasterly side of Connie Avenue and extends back 176.2 feet on the southerly line and 176.7 feet on the northerly line to a dead line in the rear on which it measures 77.2 feet.

Being the same property conveyed to Ray Hackney, unmarried, by deed from Sheran Dian Goostree, f/k/a Sheran Dian McGinnis, married, of record in Instrument Number 20241127-0092990, dated November 27, 2024, Register's Office for said County.

Map #071-08-0-169.00 aka 538 Norton Ave., Nashville, TN. 37207

LAND in Davidson County, Tennessee, being Lot No. 89 on the Plan of Section One, Joywood Heights, of record in Book 1130, Page 91, in Register's Office for said County.

SAID Lot No. 89 fronts 60 feet on the south side of Norton Avenue and runs back between parallel lines 160 feet to a dead line.

Being the same property conveyed to Ray Hackney, unmarried, by deed from Anthony Ryan Forster and Jamie Rebecca Forster, husband and wife, of record in Instrument No. 20250527-0041566, dated May 27, 2025, Register's Office for said County. See also Notary Certificate of Correction of record in Instrument No. 20250819-0066163, said Register's Office.

Map #071-08-0-178.00 aka 518 Norton Ave., Nashville, TN. 37207

Land in Davidson County, Tennessee, being Lot No. 99 on the Plan of Section One, Joywood Heights of record in Plat Book 1130, Page 91, in the 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 Ray Hackney, unmarried, by deed from Michael A. McCollum, unmarried, of record in Instrument Number 20241231-0101616, dated December 31, 2024, Register's Office for said County.

This is improved property, known as 2819 Hody Drive, Nashville, TN 37206, 736 Roman Drive, Nashville, TN 37207, 308 Connie Avenue, Goodlettsville, TN 37072, 538 Norton Ave., Nashville, TN 37207, and 518 Norton Ave., Nashville, TN 37207
(House No.) (Street) (P.O. Address) (City) (Postal Zip)

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

Witness my hand this 22nd day of August, 2025.

Ray Hackney

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 Ray Hackney, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this, 22nd day of August, 2025.

My Commission Expires: 1/24/28

Notary Public

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Certification of Recorded Documents

I, Anita Lester, do hereby make oath that I am a licensed attorney and/or 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 August 22, 2025.

(AFFIANT) – Anita Lester

August 22, 2025
Date

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn and subscribed before me August 22, 2025.

My commission expires: 11/2/26

Notary Public

JAMIE C POLK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY