QUITCLAIM DEED

THIS INSTRUMENT PREPARED BY The Higgins Firm, 200 Hart Street, Nashville, TN 37210 (615) 353-0930		
ADDRESS OF NEW OWNER(S) AS FOLLOWS: **Paulette Licitra & Duane Giesemann, Co-Trustees** **7709 Brook Glen Way** **Nashville, TN 37221**	SEND TAX BILLS TO **SAME**	MAP-PARCEL NUMBERS **MAP 156-01-0D 001.00**

FOR AND IN CONSIDERATION of the sum of ONE AND 00/100 ($1.00) DOLLAR, Cash in Hand paid by the hereinafter named GRANTEES and other good and valuable consideration, the receipt of which is acknowledged,

PAULETTE LICITRA and DUANE S. GIESEMANN, both unmarried

HEREINAFTER called the GRANTORS, have bargained and sold, and by these presents does transfer and convey unto

Paulette Licitra and Duane Giesemann as Co-Trustees of the Paulette Licitra and Duane Giesemann Living Trust dated August 19, 2025

HEREINAFTER called the GRANTEES, their heirs and assigns, all right, title, and interest in and to a certain tract or parcel of land in **Davidson County**, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Brook Glen, as shown by plat and survey of record in Plat Book 9700, page 128, as amended in Book 11189, page 462, both of the Register's Office, Davidson County, Tennessee to which plan/plat reference is hereby made fora more complete and accurate legal description.

Being the same property conveyed to Paulette Licitra, and unmarried woman, and Duane S. Giesemann, an unmarried man, by warranty deed from Nathaniel Beaver, a married man, of record in Instrument No.: 20160720-0074914, Register's Office for Davidson County, Tennessee.

Subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This is improved property known as **7709 Brook Glen Way, Nashville, TN 37221.**

Karen Johnson Davidson County
Batch # 1313778 DEEDQC
08/25/2025 08 24 43 AM 2 pgs
Fees $12 00 Taxes $0 00



20250825-0067519

WITNESS MY HAND this the 19th day of August, 2025.

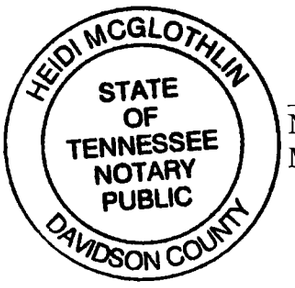
PAULETTE LICITRA

DUANE S. GIESEMANN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, a Notary Public of the State and County aforesaid, certify that the within named bargainors, **PAULETTE LICITRA and DUANE S. GIESEMANN,** with whom I am personally acquainted or who was proved on the basis of satisfactory evidence to me to be the person described in and who executed the foregoing instrument personally appeared before me and acknowledged under oath that he executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND AND NOTARIAL SEAL at office in the State and County aforesaid, this the 19TH day of August, 2025.



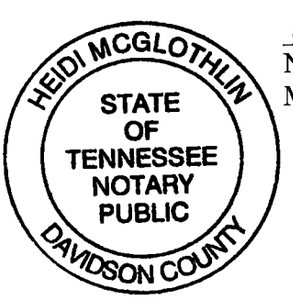
NOTARY PUBLIC
My Commission Expires: 7/7/2027

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $-0-.

AFFIANT

Sworn to and subscribed to before me this 19TH day of August, 2025.



NOTARY PUBLIC
My Commission Expires: 7/7/2027