Karen Johnson Davidson County
Batch # 1317604 DEEDQC
09/02/2025 03 08 09 PM 2 pgs
Fees $12 00 Taxes $0 00
20250902-0070046

**RECORD AND RETURN TO:**
Jean Lackey
131 Cottage Place
Nashville, TN 37214

**QUITCLAIM DEED**

BRYAN GONZALEZ
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Stephen Phillips
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th day of August, 2025

NOTARY PUBLIC

My commission expires: 05/08/2029

THIS INSTRUMENT PREPARED BY:
Jennifer L. Pennell, 580 Franklin Road, Suite 203, Franklin, TN 37069

| ADDRESS NEW OWNER: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Jean Lackey and Stephen Phillips<br>131 Cottage Place<br>Nashville, TN 37214 | Same as Address of New Owner | 095-02-0-A-131.00 |

FOR AND IN CONSIDERATION of the sum of ZERO and NO/100 ($0.00) DOLLARS, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged; the undersigned, **Jean Lackey, a single woman,** hereinafter called the Grantor(s), has quitclaimed and by these presents do hereby quitclaim all my right, title and interest unto **Jean Lackey, a single woman and Stephen Phillips, a single man, as tenants in common with rights of survivorship,** hereinafter called the Grantee(s), their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. 63 on the Plan of Cottage Place Condominiums, of record in Book 6520, pages 816-823, Register's Office for Davidson County, Tennessee, together with an undivided interest in the common elements, all as described in the Master Deed, Declaration of Covenants, Conditions and Restrictions, of record in Book 6520, Page 745, said Register's Office, as amended by Amendment to Master Deed, Declaration of Covenants, Conditions and Restrictions of record in Book 6569, Page 212, said Register's Office and by Second Amendment to Master Deed, Declaration of Covenants, Conditions and Restrictions of record in Book 6636, Page 772, said Register's Office.

Being the same property conveyed to Jean Lackey from Allied Partners by Warranty Deed dated April 21, 1989 and of record in Instrument No. 20001113-0112548 in the Office of the Davidson County Register of Deeds.

WITNESS MY HAND, this ~~29th~~ 29th day of ~~August~~ August, 2025.

Grantors

Jean Lackey

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, Bryan Gonzalez, **Jean Lackey**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this 29th day of August, 2025.

Notary Public

BRYAN GONZALEZ
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Bryan Gonzalez
Printed Notary Name

My commission expires: 05/08/2029

**THIS INSTRUMENT WAS PREPARED USING INFORMATION PROVIDED BY THE PARTIES. PREPARER OF THIS INSTRUMENT MAKES NO REPRESENTATIONS WITH REGARD TO THE TITLE OF THE SUBJECT PROPERTY, THE ACCURACY OF THE INFORMATION RECEIVED OR THE VALIDITY OF ANY PLAT OR SURVEY REFERENCED. NO TITLE WORK REQUESTED OR PERFORMED**