THIS INSTRUMENT PREPARED BY:	STATE OF TENNESSEE COUNTY OF DAVIDSON
Meredith D. McGinnis, Esq. **Keller Turner Andrews & Ghanem PLLC** **20 Music Square W, STE 200** **Nashville, TN 37203**	The actual consideration or value, whichever is greater, for this transfer is: $-0- Affiant Subscribed and sworn to before me, this 2 day of September, 2025. Notary Public My Commission Expires: 11-8-2028

Karen Johnson Davidson County
Batch# 1318969 DEEDQC
09/05/2025 12:27:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250905-0071089

CRYSTAL BUTTREY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 11-8-2028

QUITCLAIM DEED

Address New Owner: Amy Frances Properties, LLC 20 Music Square W, STE 200 Nashville, TN 37203	Send Tax Bills To: 20 Music Square W, Ste200 Nashville, TN 37203	Tax Parcel ID No. 146-15-0-041.00

FOR AND IN CONSIDERATION OF the sum of Ten ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Amy Stroup Properties, LLC, a Tennessee limited liability company** ("Grantor"), by these presents, do hereby quitclaim and convey unto **Amy Frances Properties, LLC, a Tennessee limited liability company** ("Grantee"), and its heirs, successors and assigns all of Grantor's rights, title and interest in and to certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to-wit:

Lot No. 112 on the Plan of Haileywood Estates, Section VI, as of record in Book 2331, Page 158, Register's Office for said County.

Said Lot No. 112 fronts 130 feet on the Westerly side of Devon Drive and runs back between lines, 267.1 feet on its Northerly line and 283.6 feet on its Southerly line, which is a broken line, to a deadline in the rear on which it measures 50 feet.

Being the same property conveyed by Quitclaim Deed from Amy Stroup, a single woman and Barbara Stroup, a married woman, to Amy Stroup Properties, LLC, a Tennessee limited liability company, as recorded on the 25th day of October, 2024, of record in Instrument No. 20241025-0083062, in the Register's Office of Davidson County, Tennessee.

This is improved property, known as: **658 Devon Drive, Nashville, TN 37220**

Said property is conveyed subject to any all such easements, limitations, restrictions and encumbrances as may affect the premises.

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Witness my hand this the 2 day of September 2025, the bargaining party, having cause my name to be signed hereto on said day and date.

GRANTOR:

AMY STROUP PROPERTIES, LLC

BY: _____
Amy Stroup, Member

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Amy Stroup**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged such person to be the Member of Amy Stroup Properties, LLC the within named bargainor, a Tennessee limited liability company and that such person, executed the foregoing instrument for the purpose therein contained, by signing the name of the Amy Stroup Properties, LLC by such person as Member.

Witness my hand and seal, this 2 day of September 2025.

Crystal Buttrey
Notary Public

My commission expires: 11/8/2025

CRYSTAL BUTTREY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11.8.2025

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Tennessee Certification of Electronic Document

I, Trevor Keller, 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 **9/5/2025** (date of document).

Affiant Signature

9/5/2025

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this **5** day of **September**, **2025**.

Notary's Signature

MY COMMISSION EXPIRES: 11/2/2026

NOTARY'S SEAL

