Karen Johnson Davidson County
Batch# 1327773 DEEDQC
09/29/2025 09:56:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20250929-0077207

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC
21 Platform South, Suite 3500
Nashville, TN 37203

QUITCLAIM DEED

Address New Owner	Send Tax Bills To:	Map-Parcel Number
Tonya Lynn Holton McMahon, Trustee 4624 Belmont Park Terrace Nashville, TN 37215	Same	131-11-0-072.00

For good and valuable consideration, the receipt of which is hereby acknowledged, LYNN MCMAHON, and husband, KENNETH R. STRICKLAND (the "Grantor"), hereby quitclaim and convey unto TONYA LYNN HOLTON MCMAHON, Trustee of the LYNN H. MCMAHON 2017 REVOCABLE TRUST, her successors in trust and assigns, with full right and power to convey, sell, mortgage, lease or otherwise encumber without the joinder or consent of any beneficiary or other party, all of her right, title and interest in that certain real property in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee, being Lot No. 30 on the Plan of Seven Hills, Section I, of record in Plat Book 2133, Pages 81 and 82, 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 Lynn McMahon from Cary I. Glotzer and Traci Duke by Warranty Deed, dated March 9, 2022, of record in Instrument No. 20220310-0027471, and recorded March 10, 2022, Register's Office for Davidson County, Tennessee. Kenneth R. Strickland, husband of Lynn McMahon, joins in to convey any interest he may have.

This is improved property known as 4624 Belmont Park Terrace, Nashville, TN 37215.

IN WITNESS WHEREOF, the Grantor has executed this instrument on this 24 day of September, 2025.

LYNN MCMAHON

KENNETH R. STRICKLAND

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before the undersigned, a Notary Public in and for the State and County aforesaid, LYNN MCMAHON and KENNETH R. STRICKLAND, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, as of this 24TH day of SEPTEMBER, 2025.

MACKENZIE L. BORDER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
Commission Expires Jan. 22, 2029

Notary Public
My Commission Expires: JAN. 22, 2029

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.

Affiant

Subscribed and sworn to before me, this 24TH day of SEPTEMBER, 2025.

MACKENZIE L. BORDER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
Commission Expires Jan. 22, 2029

Notary Public
My Commission Expires: JAN. 22, 2029

48265451.1

Tennessee Certification of Electronic Document

I, Alex Maxfield, 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 9/24/2025 (date of document).

Affiant Signature

09/29/2025

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 29 day of September, 2025.

Emerald S. Burns

Notary's Signature

MY COMMISSION EXPIRES: 09-07-2026

NOTARY'S SEAL

