THIS INSTRUMENT PREPARED BY:
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Karen Johnson
Batch # 1334955
10/16/2025 03:07:42 PM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20251016-0082587

QUITCLAIM DEED

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	PARCEL ID#:
CECIL G. STRICKLAND, JR., TRUSTEE 116 31st Ave. N., Apt. 101 Nashville, TN 37203	SAME	104 02 0S 001.00

This conveyance is exempt from recordation tax under T.C.A. §67-4-409(a)(1)(C)(vi). No oath of value is required for this deed in accordance with the provisions of T.C.A. §67-4-409(a)(1)(E).

FOR AND IN CONSIDERATION of One Dollar ($1.00), I, CECIL G. STRICKLAND, JR., "Grantor," do hereby quitclaim and by these presents do transfer and convey unto CECIL G. STRICKLAND, JR., TRUSTEE OF THE STRICKLAND FAMILY REVOCABLE TRUST dated March 27, 2025, his successors and assigns, all of Grantor's right, title and interest in a certain parcel of real estate in Davidson County, Tennessee, described on Exhibit A attached hereto and incorporated herein by reference.

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

WITNESS my hand this 27th day of March, 2025.

CECIL G. STRICKLAND, JR.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me personally appeared CECIL G. STRICKLAND, JR., the within named bargainor, 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, this 27th day of March, 2025.

W. WARNER MCNEILLY, III
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires July 7, 2025

NOTARY PUBLIC
My Commission Expires: 7/7/25

EXHIBIT A

Land in Davidson County, Tennessee, being Unit No. 101, together with Parking Space No. 7, of the Hedrick Place Condominiums, a horizontal property regime, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed for Hedrick Place Condominiums, as recorded in the Register's Office for Davidson County, Tennessee, as Instrument No. 200002030011406, including without limitation the By-Laws appended thereto, as Exhibit "C", said Register's Office, together with undivided percentage interest in the Common Elements appurtenant to said Unit, as set forth in said Master Deed. Reference is hereby made to the Plan of Hedrick Place Condominiums, as shown on Exhibit Map to the Master Deed as recorded in said Register's Office, as Instrument No. 200002030011406, for a more complete identification and description of such unit and parking space.

Being the same property conveyed to Cecil G. Strickland, Jr. by deed of record in instrument number 20200708-0073703, R.O.D.C.

The property address is 116 31st Ave. N., Apt. 101, Nashville, TN 37203.