Recording Requested and Deed Prepared By:
Jean L. Byassee
3414 Benham Av
Nashville, TN 37215

New Owner:
Byassee Howell Family Trust
3414 Benham Av
Nashville, TN 37215

Send Tax Bills to:
Truist Mortgage
Tax Department
P.O. Box 92370
Rochester, NY 14692

Parcel ID #

11707009500

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $1.00.

Affiant

Subscribed before me this 24 day of Oct 2025.

Notary
My Commission Expires 09/05/2028
(Affix Seal)

PHOEBE HUDSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

TENNESSEE QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that Jean Byassee and James Howell hereinafter "Grantors," for and in consideration of the sum of One and No/100 Dollars ($1.00) cash in hand paid, the receipt of which is hereby acknowledged, has bargained and sold, and does hereby remise, release and forever transfer to the Byassee Howell Family Trust, a revocable trust, its successors and assigns, all of their rights, title and interest in and to that certain property described herein. The property subject to this conveyance is a certain tract of land in Davidson County, Tennessee, more fully described as follows:

Being the North half of Lot 183on the map to the North Part of Noel's subdivision of Watkins Grove, of Record in Book 547, Page 156 Register's Office for Davidson County, Tennessee. Said part of said lot fronts 100 feet on the Easterly side of Benham Avenue and runs back between parallel lines 200 feet to a dead end.

Being the same property conveyed by Jean Byassee to Jean Byassee and James Howell as married tenants by the entirety recorded on April 22, 2014, of record as instrument # 20140422-0033499, Register's Office of Davidson County Tennessee.

Property is known as 3414 Benham Avenue, Nashville, Tennessee, 37215.

This conveyance is subject to: Taxes for the year 2025 and subsequent and any and all existing easements, mortgages and restrictions as shown of record not stated herein.

WITNESS our hands this 24th day of Oct, 2025.

Karen Johnson
Batch # 1338697
10/27/2025 11:31:20 AM
Fees: $12.00 Taxes: $0.00

Davidson County
DEEDQC
2 pgs

20251027-0085187

Grantors:

James Howell

Jean Byassee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Jean Byassee and James Howell, who proved to me that they are the persons named above and who upon oath, acknowledged themselves to be the within named Grantors, Tennessee residents, and that they executed the foregoing instrument for the purpose therein contained.

Witness my hand and seal at office in Nashville, Tennessee, this 24th day of October, 2025.

Notary Public

My Commission Expires: 09/05/2028

PHOEBE HUDSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON