PREPARED BY (AND RETURN TO):
IVEY TITLE, LLC
104 Woodmont Boulevard, Suite 100
Nashville, Tennessee 37205
Ph. (615) 298-3312 - Fax. 292-8746
W & I Ref: (mht)

Karen Johnson
Batch # 1340346
10/30/2025 02 19 59 PM
Fees $12 00 Taxes $0 00
Davidson County
DEEDQC
2 pgs
20251030-0086568

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Wade Nelson LLC 323 Lauderdale Road Nashville, TN 37205	NEW OWNER

TAX MAP-PARCEL NUMBERS: 118-03-0B-002.00

QUITCLAIM DEED

FOR GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, the undersigned, **DeeDee Wade, hereinafter called the Grantor,** by these presents does hereby transfer, quitclaim and convey unto **Wade Nelson LLC**, hereinafter called the **Grantee**, Grantee's heirs and assigns, all of Grantors' rights, titles and interests, if any, in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Unit No. 2, as established in the Declaration of Covenants, Conditions and Restrictions for Homes at 556 Rosedale, a Horizontal Property Regime with Private Elements of record in Instrument No. 20200219-0018552, amended in Instrument 20200225-0021110, and 20200311-0027445, and amended in Instrument No. 20210610-0078544, in the Register's Office of Davidson County, Tennessee with attached as Exhibit B to which Master Deed reference is hereby made for a more complete description of the property.

Being the same property conveyed to DeeDee Wade by Quitclaim Deed, dated October 28, 2025, and recorded on October 30, 2025, of record in Inst. No. 20251030-0086567, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This is improved property, known as: 556 Rosedale Avenue, Unit 2, Nashville, Tennessee 37211.

WITNESS THE EXECUTION HEREOF on October 28, 2025.

DeeDee Wade

DeeDee Wade

State of Tennessee
County of Davidson

On October 28, 2025, before me the undersigned authority, personally appeared **DeeDee Wade,** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires:

MARGARET H. TAYLOR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-8-2028

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned Affiant hereby declares under oath that the actual consideration for this transfer is: $-0-.

Affiant

Sworn and subscribed before me on October 28th, 2025.

Notary Public

My Commission Expires:

MARGARET H. TAYLOR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-8-2028