Karen Johnson
Batch # 1341492
11/03/2025 10.17 08 AM
Fees $12 00 Taxes $0 00
Davidson County
DEEDQC
2 pgs
20251103-0087232

THIS INSTRUMENT PREPARED BY: ***Brittney Mulvaney, Attorney at Law*** ***BPR # 34427*** *Mulvaney Law* *256 Seaboard Lane, Suite G-103* *Franklin, TN 37067* *(615) 489-8302* This instrument was prepared upon information furnished by the parties, and no independent title search has been made.	*STATE OF TENNESSEE]* *COUNTY OF WILLIAMSON]* *The actual consideration or value, whichever is greater, for this transfer is $-0-.* *Affiant* *Sworn to and subscribed before me this 28th day of October, 2025* *Notary Public* *My commission expires: 5/21/28* BRITTNEY MULVANEY STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 05-21-2028

QUITCLAIM DEED

Name and Address of New Owner:
The NJF Holdings Trust
Elijah Mitchell House and Abbey Shaw House, Trustees
302 West Chownings Ct
Franklin, TN 37064

Send Tax Bills To:
Same

Street Address of Subject Property:	**Map and Parcel:**
4412 Providence Heights Nashville, TN 37211	147-07-0-072.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **ELIJAH HOUSE AND ABBEY HOUSE, HUSBAND AND WIFE,** hereinafter called **"GRANTORS,"** hereby convey and quitclaim unto **THE NJF HOLDINGS TRUST, ELIJAH MITCHELL HOUSE AND ABBEY SHAW HOUSE, TRUSTEES,** as tenants by the entirety in accordance with Tennessee Code Annotated, Section 35-15-510, hereinafter called **"GRANTEE,"** its heirs and assigns, all of their right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Lot No. 13 on the Map showing P.C. Cook's Re-subdivision of part of the B.F Cook Old Home Place, as of record in Book 547, Page 163, Register's Office for Davidson County, Tennessee.

Said Lot No. 13 fronts 51 feet on the sotherly side of an unnamed avenue and runs back 155 feet to the easterly line and 157-1/2 feet on the Westerly line to a dead line measuring 51 feet thereon.

Being the same property conveyed to Elijah House and Abbey House, husband and wife, from Dewey Chandler, a single person, by Deed dated February 14, 2025, in the Register's Office for Davidson County, Tennessee.

The foregoing legal description is the same as contained in the source of title shown above.

This conveyance is subject to any and all restrictions and easements of record.

WITNESS my hand this 28th day of October, 2025.

ELIJAH HOUSE

ABBEY HOUSE

STATE OF TENNESSEE]
COUNTY OF WILLIAMSON]

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, **ELIJAH HOUSE AND ABBEY HOUSE**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath, acknowledged themselves, the within named bargainors, and that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at Franklin, Tennessee, the day and year first above written.

BRITTNEY MULVANEY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 05-21-2028

NOTARY PUBLIC