This Form furnished by:
**ATTORNEY ETHAN R. PAGE**

**FROM:**
**NICOLE MCLEOD**

**TO:**
**MARK MCLEOD**

Karen Johnson Davidson County
Batch# 1341662 DEEDQC
11/03/2025 02:02:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20251103-0087463

# QUITCLAIM DEED

| New Owner & Address | Taxable Party | Map-Parcel Numbers |
|---|---|---|
| Mark McLeod<br>123 Rains Avenue<br>Nashville, TN 37204 | SAME | Parcel No.<br>105-7-4-A-2.00 CO |

**STATE OF TENNESSEE** }
**COUNTY OF DAVIDSON** }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS:
**None because it is pursuant to a Final Decree of Divorce in the Fourth Circuit Court for Davidson County, Tennessee, Docket No.23D-275**

Mark M. McLeod

**MARK MCLEOD**

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21, DAY OF November, 2024.

Geraldine Dismuke

**NOTARY PUBLIC**

GERALDINE DISMUKE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES 10/04/27

MY COMMISSION EXPIRES: 10/4/27.
**(AFFIX SEAL)**

**This Instrument Prepared By:**

**Ethan R. Page,**
**ATTORNEY**
**Rogers, Shea, & Spanos**
***The Wind in the Willows Mansion***
**2205 State Street**
**Nashville, TN 37203**
**(615) 320-0600**
e.page@midtnlawyers.com

Grantor and Grantee acknowledge that this Quitclaim Deed was prepared from information furnished by the prior Deed of record in the Register's Office for Davidson County, Tennessee. No title examination has been made and the law firm of Rogers, Shea, & Spanos shall have no liability for the status of the title to the property or the accuracy of such information.

I, **NICOLE MCLEOD**, do hereby quitclaim to **MARK MCLEOD**, all my interest in said real property in Nashville, Davidson County, Tennessee, more particularly described below:

**LEGAL DESCRIPTION:**

**Land in Davidson County, Tennessee, being Unit B, THE HOMES AT 121 AND 123 RAINS AVENUE, as shown on Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20150707-0065700, in the Register's Office, Davidson County, Tennessee, to which reference is hereby made for a more particular description of said property.**

**Being the same property conveyed to Mark McLeod and Nicole McLeod from Build Nashville DB2, LLC by Warranty Deed dated April 7, 2016, and recorded on April 14, 2016, in Instrument No. 20160414-0035586 in the Register's Office for Davidson County, Tennessee.**

This is improved real property, known as: **123 Rains Avenue, Nashville, TN 37204**

**IN WITNESS WHEREOF** I have hereunto set my hand on this the 22 day of November, 2024.

Nicole McLeod

**NICOLE MCLEOD**

**STATE OF TENNESSEE** }
**COUNTY OF** Davidson }

Personally appeared before me, Kathryn Brinton, a Notary Public in and for said County and State, the within named, **NICOLE MCLEOD**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledge that she executed the within instrument for the purpose therein contained.

Witness my hand at Nashville, Tennessee, Davidson County, on this the 22nd day of November, 2024.

Kathryn G. Brinton

**NOTARY PUBLIC**

My Commission Expires: 1/4/27
**DATE**

KATHRYN G. BRINTON
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 01/04/2027
DAVIDSON COUNTY

Certificate of Authenticity

I, Ethan R Page, 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 November 22, 2024.

Date

Ethan R. Page

Affiant Signature

11/03/2025

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 3rd day of November, 2025.

Notary's Signature

My Commission Expires: 11-08-2028

Date

Notary's Seal (if on paper)

JESSICA STANFORD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-8-2028