This Instrument Prepared By and Returned To:
Robert L. Scruggs, Attorney
2021 Richard Jones Road, Suite 220
Nashville, Tennessee 37215

Karen Johnson Davidson County
Batch# 1345744 DEEDQC
11/13/2025 12:44:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20251113-0090531

Address New Owners:	Send Tax Bills To:	Map/Parcel Numbers:
Steven D. Scheibe P.O. Box 1024 Fairview, TN 37062	Same as Owner	091-12-0-233

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I, **Steven D. Scheibe, Trustee of the Amended and Restated Steven D. Scheibe Revocable Trust dated October 1, 2018,** does hereby quitclaim and by these presents does transfer and convey all of their right, title and interest unto **Steven D. Scheibe, an unmarried man** in and to the following tract of land in **Davidson County, Tennessee**, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot Nos. 5 & 6 on the Plan of Mary Harwell's Subdivision of the west part of Lot No. 7 on the Plan of Clifton, not of record, the original Plan of Clifton is of record in Book 21, Page 35, Register's Office for said County. According to a copy of said unregistered plan, said Lot Nos. 5 & 6 front 50 feet each on the easterly side of 41st Avenue North, formerly Bass Street and run back between parallel lines 200 feet to an alley, the south line of Lot No. 5 being 200 feet north of Delaware Avenue formerly Correy Street and the south line of Lot No. 6 being 250 feet north of Delaware Avenue, formerly Correy Street.

Being part of the same property conveyed to Steven D. Scheibe, Trustee of the Amended and Restated Steven D. Scheibe Revocable Trust dated October 1, 2018 by Quitclaim Deed from Steven D. Scheibe, dated September 15, 2023 and filed for record in Instrument No. 20231016-0080850, Register's Office for Davidson County, Tennessee.

This was unimproved property known as: 610 41st Avenue North, Nashville, TN 37209

The information for this Quitclaim Deed was taken from the prior deed; no title work was performed.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 13TH day of November 2025.

S. Scheibe, Trustee
Steven D. Scheibe, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a notary public in and for said County and State, personally appeared, **Steven D. Scheibe** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Trustee under the Amended and Restated Steven D. Scheibe Revocable Trust dated October 1, 2018 and who further acknowledged that he is authorized by said Trust Agreement to execute the within instrument, as trustee of said trust, for the benefit of said beneficiary.

Witness my hand and official seal this the 13th day of November 2025.

Robert L. Scruggs

NOTARY PUBLIC
My Commission Expires: 11-8-2028

ROBERT L. SCRUGGS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires NOV. 8, 2028

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is -$0.00.

S. D. Scheibe

(Affiant)

Subscribed and sworn to before me, this 13TH day of November 2025.

Robert L Scruggs

NOTARY PUBLIC
My Commission Expires: 11-8-2028

ROBERT L. SCRUGGS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires NOV. 8, 2028

Tennessee Certificate of Authenticity

I, Robert L. Scruggs, do herby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith an that this electronic document is a true and exact copy of the original document executed and authenticated according to the law of this the 13th day of November, 2025.

Robert L. Scruggs, Affiant — 11-13-2025 Date

State of Tennessee)
County of Davidson)

Sworn to and subscribed before me this the 13th day of November, 2025

Notary's Signature

My Commission Expires: 7-2-2029

MELODY M. JENKINS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires JULY 2, 2029