Karen Johnson Davidson County
Batch# 1349858 DEEDQC
11/21/2025 02:30:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20251121-0093328

QUITCLAIM DEED

JM-SWBC-25-6400

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13 DAY OF November, 2025.

Notary Public

MY COMMISSION EXPIRES: 03.20.28
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title & Escrow, LLC
608 Shelby Avenue
Nashville, TN 37206

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Ellen Casale, unmarried	**Same As New Owner**	
(NAME) **6400 Lansing Dr,**	(NAME)	**102-08-0-021.00**
(ADDRESS) **Nashville, TN 37209**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **JONATHAN CASALE, UNMARRIED, AND ELLEN CASALE, UNMARRIED,** hereinafter called the Grantor(s), by these presents do/does hereby convey, assign and quitclaim unto **ELLEN CASALE, UNMARRIED** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, all Grantor's right, title and interest in and to that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Certain real property situated in Davidson County, Tennessee, and described as follows, to-wit:

Being Lot No. 313 on the plan of Horton Heights, Section "J" which is of record in Plat Book 2133, Page 68, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Jonathan Casale and Ellen Casale, husband and wife by Warranty Deed from Gerald R. Burgess and wife, Peggy Burgess of record in Instrument No. 20170208-0013197 Register's Office for Davidson County, Tennessee, dated February 06, 2017 and recorded on February 08, 2017.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **6400 Lansing Dr, Nashville, Tennessee 37209**.

Witness my/our hand(s) this the 18 day of NOVEMBER, 2025.

Jonathan Casale

Ellen Casale

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JONATHAN CASALE, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 18 day of November, 2025.

Notary Public
My Commission Expires: 03-20-28
(SEAL)

CAMILLE WOODS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-20-2028

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ELLEN CASALE, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 20 day of Nov, 2025.

Notary Public
My Commission Expires: _____
(SEAL)

PAUL HINMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-08-2028

RETURN TO:

Rudy Title & Escrow, LLC
608 Shelby Avenue
Nashville, TN 37206

I, Sydney Greiner, 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 11/20/2025 (date of document).

Affiant Signature

Date 11/20/2025

State of TN

County of Davidson

Sworn to and subscribed before me this 20th day of November, 2025.

Notary's Signature

MY COMMISSION EXPIRES: 9-16-29

MELISSA JANSEN
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY