QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration for this transfer is NONE.

Affiant

Subscribed and sworn to before me this 27th day of November, 2025.

Notary Public My Commission Expires

MITZI L. DORRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-3-2027

Karen Johnson Davidson County
Batch # 1351520 DEEDQC
11/26/2025 01:25:25 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20251126-0094560

This Instrument Was Prepared By:
David L. King, Attorney
Tennessee Law Group, Inc.
1300 Division Street, Ste 102
Nashville, Tennessee 37203

Based on Information provided by the Register's Office for Davidson County, Tennessee

Address New Owner:	**Send Tax Bills to:**	**Map and Parcel ID:**
The Chapel House, LLC	Owner	083-06-0-112.00
206 Chapel Avenue		
Nashville, Tennessee 37206		

KNOW ALL MEN BY THESE PRESENTS that I, Claire Avirett, , hereinafter called the Grantor, for and in consideration of the sum of zero dollars, has bargained and does hereby remise, release and forever quitclaim whatever right, title and interest, in and to the following described property to The Chapel House, LLC, hereinafter called the grantee, its heirs and assigns, the property being a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee, being Lot No 50 on the Plan of Beaumont Place, as shown on plat of record in Plat Book 332, page 38, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of said property.

Being the same property conveyed to Heather Barksdale, unmarried by Warranty Deed from Joelle L. Herr, unmarried of record in Instrument No. 20141010-0094035 Register's Office for Davidson County, Tennessee, dated October 08, 2014, and recorded on October 10, 2014.

Being the same property conveyed to Claire Elizabeth Avirett, a single person, by Warranty Deed from Heather Barksdale NKA Heather Barksdale Scott, a married woman, signed on the 28th day of September, 2023 and recorded on September 29, 2023, in instrument No. 20230929-0076745 Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO ALL EASEMENTS, COVENANTS, CONDITIONS, RESERVATIONS, LEASES AND RESTRICTIONS OF RECORD, ALL LEGAL HIGHWAYS, ALL RIGHTS OF WAY, ALL ZONING, BUILDING AND OTHER LAWS, ORDINANCES AND REGULATIONS, ALL RIGHTS OF TENANTS IN POSSESSION, AND ALL REAL ESTATE TAXES AND ASSESSMENTS NOT YET DUE AND PAYABLE.

This conveyance is further made subject to real property taxes for 2025 and subsequent years.

This is improved property known as

206 Chapel Avenue, Nashville, Tennessee, 37206

In witness whereof, Claire Elizabeth Avirett has signed and executed this quitclaim deed on this day and date below:

Claire Elizabeth Avirett
CLAIRE ELIZABETH AVIRETT

STATE OF TENNESSEE
COUNTY OF Sullivan

Personally appeared before me, Lisa M. Hill, a Notary Public in and for said County and State, the within named Claire Elizabeth Avirett with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Davidson County, Tennessee, this 24th day of November, 2025.

Lisa M. Hill
NOTARY PUBLIC

LISA M. HILL STATE OF TENNESSEE NOTARY PUBLIC SULLIVAN COUNTY

My Commission Expires: 7/3/29