Karen Johnson
Batch # 1358009
12/15/2025 09:05:08 AM
Fees: $17.00 Taxes: $0.00

Davidson County
DEEDQC
3 pgs

20251215-0099379

EXEMPT FROM TRANSFER TAX
PURSUANT TO T.C.A SEC. 67-4-409 (a)(1)(C)(vii)

THIS INSTRUMENT PREPARED BY:	**PROPERTY OWNER & ADDRESS:**	**PERSON OR ENTITY RESPONSIBLE FOR THE PAYMENT OF REAL PROPERTY TAXES & ADDRESS:**
The Law Office of Nancy L. Choate P.C. Nancy L. Choate, Attorney at Law 403 North Parkway, Ste 201 Jackson, Tennessee 38305		
Without Survey or Title Examination (cc/kt) Without Serving as Closing Attorney	Richard Bacon, Trustee of the Richard Bacon Trust 2034 Herman Street Nashville, TN 37208	Richard Bacon Trustee of the Richard Bacon Trust 84 Altentann Nashville, TN 37215

Map and Parcel – 092 07 0E 002.00 – 2034 Herman Street

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS: That I, RICHARD BACON, for and in consideration of the sum of One ($1.00) Dollar, cash in hand paid, and other valuable and satisfactory consideration, receipt of all which is hereby acknowledged, have this day bargained and sold and do hereby convey, remise, release and forever quitclaim unto RICHARD BACON, TRUSTEE OF THE RICHARD BACON TRUST, all of my right, title, interest and estate in and to the following described lot or parcel of real estate situated, lying and being in Davidson County, Tennessee, and more particularly bounded and described as follows, to-wit:

Map and Parcel – 092 07 0E 002.00

Land in Davidson County, Tennessee, being Unit No. 2 of The Plan of Herman Street Residences, a Horizontal Property Regime with Private Elements (a Planned Unit Development), as shown on Exhibit "C" of Herman Street Residences, of record in Instrument No. 20170616-0060735, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Richard Bacon by Warranty Deed of record in Instrument No. 20170619-0061181, in the Register's Office of Davidson County, Tennessee

This transfer is by Quitclaim and Grantor makes no warranties about this title.

IN WITNESS WHEREOF, I have hereunto subscribed my name, this the 21 day of October, 2025.

RICHARD BACON

STATE OF TENNESSEE
COUNTY OF MADISON

Before me, personally appeared RICHARD BACON, to me known to be the person described in and who executed the foregoing instrument and acknowledged that he executed the same as his free act and deed.

Witness my hand and seal this 21 day of October, 2025.

Notary Public

My Commission Expires: 9.19.28

KARA TURNER
TENNESSEE NOTARY PUBLIC
COUNTY OF MADISON