Karen Johnson Davidson County
Batch# 1361296 DEEDQC
12/23/2025 02:33:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20251223-0102218

QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bills To:	Map-Parcel No.
Amy Price Garrison and Frank M Garrison 802 Glen Leven Drive Nashville, TN 37204	Same	132-02-0-060.00 and 132-02-0-061.00

This instrument prepared by: Holland & Knight LLP, Aaron Flinn, Esq., 511 Union Street, Suite 2700, Nashville, Tennessee 37219-1760

STATE OF TENNESSEE)
COUNTY OF Davidson)

REGINE MESSERLI
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires July 6, 2026

The actual consideration for this transfer is $-0-.

Amy P. Garrison
Affiant

Subscribed and sworn to before me, this the 13 day of December, 2025.

Regine Messerli
NOTARY PUBLIC
My Commission Expires: 7/6/26

FOR AND IN CONSIDERATION of Ten Dollars ($10.00), and other good and valuable consideration, **AMY PRICE GARRISON, aka Amy P. Garrison**, individually ("Grantor") does hereby quitclaim and convey unto **FRANK M. GARRISON** ("Grantee"), his successors and assigns, an undivided fifty percent (50%) interest in and to the following tracts of land situate and lying in Davidson County, Tennessee, bounded and described as follows, to-wit:

Tract 1 (802 Glen Leven Drive):

Land in the 7th, formerly the 11th Civil District, of Davidson County, Tennessee, being Lot No. 25 on the Revised Plan of Thompson's Glen Leven Subdivision described according to a survey by W. B. Southgate, Surveyor, dated October, 1934, as follows:

Beginning at the southeasterly corner of Glen Leven Road and Newnan Place and running thence eastwardly with the southerly margin of said road 293.5 feet to the northwest corner of Lot No. 12 on said plat; thence southeastwardly with the line between Lot Nos. 12 and 25, 395.4 feet to the line of Lot No. 13 on said plat; thence southwesterly with the line between Lot Nos. 13 and 25, 227 feet to Newman Place; thence northwestwardly with the northeasterly side of Newman Place 402.3 feet to the point of beginning containing 2.38 acres, more or less.

Being the same property conveyed to Amy Price Garrison by deed from William C. Lewis and Patrick K. Lewis, Co-Trustees, recorded in Book 7455, page 968, Register's Office for Davidson County, Tennessee.

Together with that certain forty-foot (40') easement for driveway referenced in Warranty Deed at Book 4480, page 948, Register's Office for Davidson County, Tennessee, burdening the real property referenced as Tract 2 below.

Being the same property conveyed to Amy P. Garrison by deed from C. Hugh Hicks and wife Rhonda R. Hicks, of record as Instrument No. 20030317-0034798, and by deed from Elizabeth Price Nebel and husband, Gerard T. Nebel, of record as Instrument No. 20030317-0034799, Register's Office for Davidson County, Tennessee.

Tract 2 (800 Glen Leven Drive):

Land in Davidson County, Tennessee, being Lot No. 12 on the revised plat of parts of Thompson's Glen Leven Subdivision as of record in Plan Book 3, page 20, Chancery Court at Nashville, described as follows:

Beginning at a point in the southerly margin of Glen Leven Drive, the northeast corner of this lot and the northwest corner of Lot No. 4 on said Plan; thence with the lines between lots No. 12, 4 and 5, southwardly 364 feet 6 inches to a point, the southeast corner of this lot, the northeast corner of Lot No. 13 in the west line of Lot No. 5; thence with the south line of Lot No. 12 and the north line of Lot No. 13, southwesterly 150 feet to a point, the southwest corner of Lot No. 12, the southeast corner of Lot No. 25 in the north line of Lot No. 13; thence with the line between Lots Nos. 12 and 25, northwesterly 395 feet 5 inches to a point in the southerly margin of Glen Leven Drive; thence with the southerly margin of said Drive in a northeasterly direction around the curve, 300 feet, to the point of beginning.

Being the same property conveyed to Amy P. Garrison by deed from Katheryn C. Culbertson, of record as Instrument No. 20020508-0056814, Register's Office for Davidson County, Tennessee.

This is improved property known as 800 and 802 Glen Leven Way, Nashville, Tennessee 37204.

IN WITNESS WHEREOF, Grantor has executed this instrument this the 13th day of December, 2025.

GRANTOR:

Amy Price Garrison

Amy Price Garrison

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Amy Price Garrison, the bargainor, 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 seal, at office in Nashville, Tennessee, this the 13th day of December, 2025.

NOTARY PUBLIC

My Commission Expires: 7/6/26

REGINE MESSERLI
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires July 6, 2026

Tennessee Certification of Electronic Document

I, J. Steven Kirkham, 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 December 13, 2025 (date of document).

Affiant Signature

12-22-2025
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 22nd day of December, 2025.

Notary's Signature

MY COMMISSION EXPIRES: NOV 2, 2026

NOTARY'S SEAL

