Karen Johnson Davidson County
Batch# 1369316 DEEDQC
01/13/2026 10:26:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260113-0003002

QUITCLAIM DEED

CORTLYN STOKES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-03-2028

WG-QCD-25-642

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 6 DAY OF January, 2026.

Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy and Partners, PLLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
AMI Drake Daughters, LLC	**Same as new owner**	
(NAME)	(NAME)	**115-11-0-017.00-CO**
6446 Temple Rd		
(ADDRESS)	(ADDRESS)	
Franklin, TN 37069		
(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, **RYAN P HUNT,** hereinafter called the Grantor(s), by these presents do/does hereby convey, assign and quitclaim unto **AMI DRAKE DAUGHTERS, LLC A TENNESSEE LIMITED LIABILITY COMPANY** 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:

Being Lot No. 336 on the Plan of West Meade Farms, Inc, Section "N" as of record in Book 2133, Page 94, Register's Office for Davidson County, Tennessee.

Said Lot 336 fronts 126 feet on the Easterly side of Brook Hollow Road and runs 340.3 feet on the Northerly line and 435.8 feet on the Southerly line, to a deadline, measuring 159 feet thereon.

Being the same property conveyed to Ryan P. Hunt, an unmarried man by Warranty Deed from Memphis Investment Properties, III, a Tennessee Limited Liability Company of record in Instrument No. 20220503-0051451, Register's Office for Davidson County, Tennessee.

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: **642 Brook Hollow Rd, Nashville, Tennessee 37205**.

Witness my/our hand(s) this the 6 day of January, 2026.

Ryan P Hunt

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, RYAN P HUNT, 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/our hand(s) this the 6 day of January, 2026.

Notary Public
My Commission Expires: _____
(SEAL)

CORTLYN STOKES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-08-2028

RETURN TO:
Rudy and Partners, PLLC
2012 21st Avenue South
Nashville, TN 37212

I, **Gabriel R. Lutz**, 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 **1/6/2026** (date of document).

Affiant Signature

Date **1/6/2026**

State of New York

County of Clinton

Sworn to and subscribed before me this **6** day of **January**, 2**026**.

Notary's Signature

MY COMMISSION EXPIRES: 04/26/2027

William E Grones
Notary Public, State of New York
Reg. No. 01GR0006371
Qualified in Clinton County
Commission Expires 04/26/2027