QUITCLAIM DEED

AJ-QCD-26-3240

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10 DAY OF March, 2026

Notary Public

MY COMMISSION EXPIRES: 11/05/29
(AFFIX SEAL)

NATTIE MARTIN NOTARY PUBLIC STATE OF TENNESSEE My Commission Expires on 11/05/2029 DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY (and please return to):

Rudy & Partners, PLLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Lucy M. Smith	**Same**	**08008006000**
(NAME)	(NAME)	
3240 Crowe Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37218		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Karen Johnson Davidson County
Batch # 1392402 DEEDQC
03/12/2026 03:06:29 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260312-0019856

FOR AND IN CONSIDERATION OF THE SUM OF ZERO DOLLARS, CASH IN HAND, PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

LARRIE SMITH, SR., AND WIFE, LUCY M. SMITH; AND LARRIE SMITH, JR. AND LATANYA SMITH ("GRANTORS")

BY THESE PRESENTS DO HEREBY CONVEY, ASSIGN, AND QUITCLAIM UNTO

LUCY M. SMITH AS TO A LIFE ESTATE, THEN TO LARRIE SMITH, SR., LARRIE SMITH, JR., AND LATANYA SMITH, AS TENANTS IN COMMON WITH RIGHTS OF SURVIVORSHIP ("GRANTEES")

THEIR HEIRS, SUCCESSORS, AND ASSIGNS ALL GRANTOR'S RIGHT, TITLE, AND INTEREST IN AND TO THOSE CERTAIN TRACTS OR PARCELS OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, VIZ:

BEING LOT NO. 237, ON THE PLAN OF BORDEAUX GARDENS, SECTION 1, AS OF RECORD IN BOOK 3300, PAGE 91, REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY CONVEYED TO LARRIE SMITH, SR., AND WIFE, LUCY M. SMITH; AND LARRIE SMITH, JR. AND LATANYA SMITH, BY QUITCLAIM DEED, FROM LARRIE SMITH, SR., AND LUCY SMITH, OF RECORD IN INSTRUMENT NO. 20240927-0075193, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

This is **improved** property known as: **3240 Crowe Drive, Nashville, TN 37218.**

SIGNATURES TO FOLLOW

Witness our hands this the 10 day of March, 2026.

LARRIE SMITH, SR.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **LARRIE SMITH, SR.,** 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 executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 10 day of March, 2026.

Notary Public

My Commission Expires: 11/05/29

MATTIE MARTIN STATE OF TENNESSEE NOTARY PUBLIC My Commission Expires on 11/05/2029 DAVIDSON COUNTY

LUCY M. SMITH

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **LUCY M. SMITH,** the within named 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 official seal, this the 10 day of March, 2026.

Notary Public

My Commission Expires: 11/05/29

MATTIE MARTIN STATE OF TENNESSEE NOTARY PUBLIC My Commission Expires on 11/05/2029 DAVIDSON COUNTY

LARRIE SMITH, JR.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **LARRIE SMITH, JR.,** 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 executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 10 day of March, 2026.

Notary Public

My Commission Expires: 11/05/29

MATTIE MARTIN STATE OF TENNESSEE NOTARY PUBLIC My Commission Expires on 11/05/2029 DAVIDSON COUNTY

LATANYA SMITH

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **LATANYA SMITH,** the within named 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 official seal, this the 10 day of March, 2026.

Notary Public

My Commission Expires: 11/05/29

