Karen Johnson
Batch # 1396232
03/23/2026 11:25:25 AM
Fees: $17.00 Taxes: $0.00
Davidson County
DEEDQC
3 pgs
20260323-0022863

THIS INSTRUMENT PREPARED BY:
W. Warner McNeilly, III
Watkins & McNeilly, PLLC
214 Second Ave. North, Suite 300
Nashville, TN 37201-1638
(615) 255-2191

QUITCLAIM DEED

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	PARCEL ID#:
SUSAN GENTRY WILLIAMS, TRUSTEE 111 Lauderdale Rd. Nashville, TN 37205	SAME	092130037200

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is One Dollar ($1.00).

Susan Gentry Williams Trustee

SUBSCRIBED AND SWORN to before me by Susan Gentry Williams this 16th day of March, 2026.

W. WARNER MCNEILLY, III
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires May 8, 2029

Notary Public
My Commission Expires: 5/8/29

FOR AND IN CONSIDERATION of One Dollar ($1.00), 300 35TH AVENUE N REVERSE, LLC, a Colorado limited liability Company, ("GRANTOR"), does hereby quitclaim and by these presents does transfer and convey unto SUSAN GENTRY WILLIAMS, TRUSTEE OF THE SUSAN GENTRY WILLIAMS REVOCABLE LIVING TRUST dated October 8, 2013, ("GRANTEE"), all of GRANTOR'S right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee described on Exhibit A attached hereto and incorporated herein by reference.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS our hands this 16th day of March, 2026.

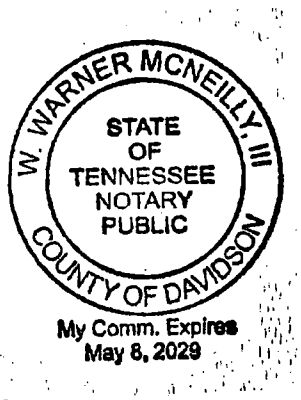
300 35TH AVENUE N REVERSE, LLC

By: Susan Gentry Williams Manager
SUSAN GENTRY WILLIAMS, Manager

STATE OF TENNESSEE)
COUNTY OF DAVIDSON

Before me personally appeared SUSAN GENTRY WILLIAMS whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she is the Manager of 300 35th Avenue N Reverse, LLC and that she as such Manager executed the within instrument for the purposes therein contained.

Witness my hand, this 16th day of March, 2026.



NOTARY PUBLIC
My Commission Expires: 5/8/29

EXHIBIT A

Land in Davidson County, Tennessee being Lot No. 106 on the Plan of Hortense Place of record in Book 161, Page 167, in the Register's Office for Davidson County, Tennessee to which Plan reference is hereby made for more complete description of the property.

Said Lot No. 106 fronts 57 feet on the easterly side of Woodfin Street or 36th Avenue North and runs back between parallel lines with the northerly margin of Nevada Avenue, formerly 3rd Avenue, 150 feet to an alley.

Being the same property conveyed to 300 35th Avenue N Reverse, LLC by deed of record in instrument #20250926-0076821, R.O.D.C.

The property address is 300 35th Avenue N., Nashville, TN 37209.