Karen Johnson
Batch # 1415466
05/05/2026 08:22:17 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20260505-0039890

QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bills To:	Map-Parcel No.
Kim Michelle Holloway-Dunn 1040 Heritage Drive Madison, TN 37115	Same	042110A040000CO

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

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration for this transfer is $-0-

Kim M. Holloway-Dunn
Affiant

MIA JACKSON-GORDON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Subscribed and sworn to before me, this the 7th day of December, 2024.

NOTARY PUBLIC
My Commission Expires: May 3, 2027

FOR AND IN CONSIDERATION of Ten Dollars ($10.00), and other good and valuable consideration, JAMES A. CRANE, unmarried ("Grantor") does hereby quitclaim and convey unto KIM MICHELLE HOLLOWAY-DUNN ("Grantee"), her heirs and assigns, all of his right, title and interest, in and to the following described land in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Unit No. 1040, together with carport designated number 1040, on the Horizontal Property Regime for Heritage Village Condominium, as recorded in the Master Deed of record in Book 4758, page 179, amended in Book 4808, page 829, Book 5102, page 383, Book 6380, page 989, Book 6484, page 287, Book 9256, page 848, Book 9654, page 906, Instrument No. 20031229-0183195 and Instrument No. 20040804-0093767 and further described in Plat Book 4675, page 46, Register's Office for Davidson County, Tennessee, to all of which reference is hereby made for a more complete description together with an undivided percentage interest in the common elements allocated to said unit as set forth in said Master Deed.

Being the same property conveyed to James A. Crane by Warranty Deed from Suzanne Coyle, Personal Representative for the Estate of Wilma J. Sanders, of record as Instrument No. 20190923-0096497, Register's Office for Davidson County, Tennessee.

This is property known as 1040 Heritage Drive, Madison, Tennessee 37115.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 7th day of December, 2024.

James A. Crane

James A. Crane

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 James A. Crane, the 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 seal, at office in Madison, Tennessee, this the 7th day of December, 2024.

Mia T. Jackson-Gordon

NOTARY PUBLIC

My Commission Expires: May 3, 2027

MIA JACKSON-GORDON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY