Karen Johnson Davidson County
Batch # 1450293 DEEDQC
07/21/2026 04:03:59 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260721-0066107

Map-Parcel Numbers
144 00 0 011.00

QUITCLAIM DEED

FROM: MICHAEL ELLIS

TO: AMY T. ELLIS

THIS INSTRUMENT PREPARED BY:

CHEATHAM & PALERMO
43 Music Square West
Nashville, TN 37203

ADDRESS NEW OWNER AS FOLLOWS:

Amy T. Ellis
6129 Hillsboro Pike
Nashville, TN 37215

SEND TAX BILLS TO:

Same

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is -0- Dollars, in accordance with the terms and conditions of the Final Decree of Divorce entered by Third Circuit Court for Davidson County, Tennessee.

AMY T. ELLIS

Sworn to and subscribed before me this 20th day of July, 2026.

ROWAN GASS
TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

NOTARY PUBLIC

My Comm. Expires: 1/22/2029

FOR AND IN CONSIDERATION of the sum of -0- Dollars, in accordance with the terms and conditions of the Final Decree of Divorce entered in the Third Circuit Court for Davidson County, Tennessee, Docket Number 25D-577, MICHAEL ELLIS has bargained and sold and by

these presents does transfer and quitclaim to AMY T. ELLIS, her heirs, successors and assigns, all of his right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Trickett Subdivision, of record in Plat Book 8250, page 416, corrected in Book 9661, page 688, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Michael Ellis and wife, Amy T. Ellis, by deed from 6129 Hillsboro, LLC, a Tennessee limited liability company, of record at Instrument No. 20220224-0021204, Register's Office for Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of Trickett Subdivision, as recorded in Plat Book 8250, page(s) 416; as Correction recorded in Book 9661, Page 688.

Covenants, Conditions and Restrictions as set forth in Restrictive Covenants recorded in Book 2542, Page 25.

Easement for Sanitary Sewers and/or Storm Drainage, recorded in Book 8131, Page 867.

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

This is improved property known as 6129 Hillsboro Pike, Nashville, TN 37215.

WITNESS my hand this 17 day of July, 2026.

MICHAEL ELLIS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for the aforesaid County and State, the within named Michael Ellis, bargainor, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes contained therein.

Witness my hand this 17th day of July, 2026.

NOTARY PUBLIC

My Comm. Expires:

ANNE HAMER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 10-4-2027

THIS INSTRUMENT WAS PREPARED WITH INFORMATION FURNISHED BY THE GRANTEE HEREIN. THERE HAS BEEN NO TITLE SEARCH TO DETERMINE OWNERSHIP OR STATUS OF TITLE.