Karen Johnson Davidson County
Batch# 1462344 DEEDQC
08/20/2026 11:32:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20260820-0077615

Instrument Prepared By:

Stewart Title
30 Burton Hills Blvd., Suite 200
Nashville, TN 37215

The Actual Consideration or Value, whichever is greater, for this transfer is $ -0-

Affiant _____

THERESA L. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Subscribed and sworn to before me
This 10 day of August, 2026.

_____
Notary Public

My Commission Expires: 9-7-26

QUITCLAIM DEED

Address New Owner:
Diane D LLC
351 8th Ct.
Vero Beach, Florida 32962

Send Tax Bills To:
SAME

Map-Parcel Numbers:
133 11 0A 054.00

FOR AND IN CONSIDERATION of One and No/100 ($1.00) Dollar cash in hand paid, the receipt of which is hereby acknowledged, **Diane E. Duncklee** by these presents do hereby transfer and quitclaim and convey to **Diane D LLC, a Florida limited liability company**, their successors and assigns, all of her rights, title, and interest in and to the following described tract of land:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. J-2, of Canterbury Hall Condominium, a Condominium or Horizontal Property Regime established by Master Deed of record in Book 5440, Page 255, Register's Office for Davidson County, Tennessee, as amended by Amendment to Master Deed of record in Book 5441, Page 819, said Register's Office, and shown on a Plan of record in Book 5200, Page 159, said Register's Office.

Being the same property conveyed to Diane E. Duncklee by Warranty Deed from James R. Grossenkemper, dated 05/10/2010, of record in Instrument No. 20100512-0036611, Register's Office for Davidson County, Tennessee.

This is improved property, **500 Paragon Mills Road, Unit J2, Nashville, TN 37211**

WITNESS my hand this 7th day of August, **2026.**

_____
Diane E. Duncklee

STATE OF Florida
COUNTY OF Indian River

On this 7th day of August, **2026**, before me, a Notary Public, within and for the State and County aforesaid, personally appeared **Diane E. Duncklee** the 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 as **her** free will and deed.

NOTARY PUBLIC STATE OF FLORIDA
KATHLEEN SCHLITT
Commission # HH 379721
Expires March 28, 2027

_____
Notary Public

My Commission Expires: March 28, 2027

CERTIFICATE OF AUTHENTICITY

I, Sheila Ivey, do hereby make oath that I am a licensed attorney and/or 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 8/7, 2026.

Affiant
Date: August 10, 2026.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me this 10 day of August, 2026.

Notary Public Theresa L. Smith

My Commission Expires: 9-7-2026.

