BILL GARRETT, Davidson County
Trans:T20170025791 DEEDQC
Recvd: 03/27/17 15:19 2 pgs
Fees:12.00 Taxes:0.00
20170327-0029831

**PREPARED BY AND RETURN TO:**
**Bryan D. Spicer**
**Attorney at Law**
**342 Cool Springs Blvd., Suite 202**
**Franklin, TN 37067**

This instrument was drafted from information furnished by the parties. No representation or warranty is made by the preparer as to the accuracy of anything set forth herein. The parties have waived performance of a title search, title opinion letter or title insurance by the preparing attorney.

Preparer is not a closing agent pursuant to Section 6045 of the Internal Revenue Code as amended by the Tax Reform Act.

| | |
|---|---|
| MISTY M. THOMPSON STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 03-23-2019 | **STATE OF TENNESSEE**<br>**COUNTY OF** Williamson<br><br>The actual consideration is $0.00<br><br>Affiant: Coleen Newcomb<br><br>Subscribed and sworn before me, this the 20th day of March, 2017.<br><br>Notary Public: _____<br>My Commission Expires: _____ |

| **Address of New Owner:** | **Send Tax Bills To:** | **MAP/PARCEL:** |
|---|---|---|
| **Christopher Perkins**<br>**1224 Sigler Street**<br>**Nashville, TN 37203** | Same as New Owner | 093 13 J 002.00 CO |
| | | |

## QUITCLAIM DEED

For and in consideration of One Dollar (1.00), cash in hand paid, the receipt of which is hereby acknowledged, **Christopher Perkins and Harvey Perkins,** (hereinafter referred to as **"GRANTOR"**) does quitclaim and convey all of its undivided right, title and interest to the hereinafter described property to **Christopher Perkins**, (hereinafter referred to as **"GRANTEES"**) their Heirs and Assigns, in and to the following described tracts of land:

Land in Davidson County, Tennessee, being Unit B as shown on Exhibit B to the Declaration of Covenants, Conditions and Restrictions for Townhomes at 1400 Sigler Street, a horizontal property regime with private elements, as of record in Instrument 20120127-0007973, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Christopher Perkins and Harvey Perkins by Warranty Deed from Stephanie Christian, unmarried, dated April 5, 2012, of record in Instrument No. 20120405-0029060, Register's Office for Davidson County, Tennessee.

This is improved property located on 1224 Sigler Street, Nashville, TN 37203

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders. Said property is conveyed subject to such limitations, restrictions, easements and encumbrances as may affect the premises.

IN WITNESS WHEREOF, this document was executed this 20th day of March, 2017.

Christopher Perkins

Harvey W. Perkins

Harvey Perkins

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, the undersigned authority, in and for said County and State, appeared **Christopher Perkins** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville (City), Tennessee (State), this 20th day of March, 2017.

Notary Public

My Commission Expires: _____

MISTY M. THOMPSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 03-23-2019

STATE OF Virginia

COUNTY OF Hampton

Personally appeared before me, the undersigned authority, in and for said County and State, appeared **Harvey Perkins**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Hampton (City), Virginia (State), this 17 day of March, 2017.

Amanda Preli

Notary Public

My Commission Expires: 6/30/19

AMANDA MARIE PRELI
NOTARY PUBLIC
COMMONWEALTH OF VIRGINIA
MY COMMISSION EXPIRES JUNE 30, 2019
COMMISSION # 7385691