THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
1620 Westgate Circle, Suite 150
Brentwood, TN 37027

Bill Garrett Davidson County
Batch# 53632 **DEEDQC**
02/01/2018 09:24:03 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20180201-0010097

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is: $-0-.

Affiant

Subscribed and sworn to before me, this 23rd day of January, 2018.

Notary Public

My Commission Expires: _____

TARA JONES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Preston and Amanda Shaffer 808 Harpeth Bend Drive Nashville, TN 37221	New Owner	156-02-0-171.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Preston Shaffer, married** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to **Preston Shaffer and Amanda Shaffer, husband and wife**, their heirs and assigns, all of their rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 723 on the Plan of Section Two, Harpeth Woods of record in Plat Book 5200, Page 280, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Preston Shaffer, unmarried by Warranty deed from John Carroll and Susan Carroll, husband and wife of record in Instrument No. 20111021-0082182 Register's Office for Davidson County, Tennessee, dated October 14, 2011 and recorded on October 21, 2011.

Being also known as 808 Harpeth Bend Drive Nashville, Tennessee 37221.

Grantor covenants that they are lawfully seized and possess said real property in fee simple, have a good right to convey it, and that the same is unencumbered, except for 2018 taxes that are not yet due and payable, as well as any restrictions, conditions and easements of record.

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.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 23rd day of January, 2018.

Preston Shaffer

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Preston Shaffer, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 23rd day of January, 2018..

Notary Public
My Commission Expires:

JAMES ALEXANDER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES MARCH 25, 2018