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

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

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

Casey Brewington
Affiant

Subscribed and sworn to before me, this 25th day of April, 2018.

Notary Public

My Commission Expires: _____

JAMES ALEXANDER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

MY COMMISSION EXPIRES MARCH 13, 2022

Bill Garrett Davidson County
Batch# 84644 DEEDQC
04/25/2018 02:44:51 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20180425-0039074

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
David Patrick Walker and Jessica Walker 473 Saddle Drive Nashville, TN 37221	New Owner	142-03-0-070.00

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, **Edward Brunot, a married man,** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to **David Patrick Walker, Jr and Jessica Walker, 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. 308 on the Plan of Walnut Hill Manor, Section 1 of record in Plat Book 4460, Page 108, 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 David Walker, a married man, and Edward Brunot, a married man by Warranty Deed from Robert Allan Myers and Kimberly E. Huskey now known as Kimberly E. Myers, husband and wife of record in Instrument No. 20130711-0071917 Register's Office for Davidson County, Tennessee, dated June 28, 2013 and recorded on July 11, 2013. (Value of consideration shown in aforementioned deed $253,000.00.)

Being also known as 473 Saddle Drive Nashville, Tennessee 37221.

Grantor warrants that they have never lived in the subject property as a married person and that the subject property is not subject to any marital rights therein.

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 18th day of April 2018.

Edward Brunot

Edward Brunot

STATE OF Virginia)

COUNTY OF Norfolk)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Edward Brunot, 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 18th day of April 2018.

Ethel Lynn Munn

Notary Public

My Commission Expires: July 31, 2021

ETHEL LYNN MUNN
Notary Public
Commonwealth of Virginia
Registration No. 7258627
My Commission Expires July 31, 2021