THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **1620 Westgate Circle, Suite 150** **Brentwood, TN 37027** Bill Garrett Davidson County Batch# 89265 DEEDQC 05/07/2018 12:54:24 PM 2 pgs Fees: $12.00 Taxes: $0.00 20180507-0043505	STATE OF TENNESSEE) COUNTY OF WILLIAMSON) The actual consideration for this transfer is: $-0-. Affiant Subscribed and sworn to before me, this 30th day of April, 2018. Notary Public My Commission Expires:

ABBY BENSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES DECEMBER 15, 2021

QUITCLAIM DEED

Address New Owner: David Patrick Walker Jr. and Jessica Walker 473 Saddle Drive Nashville, TN 37221	Send Tax Bills To: New Owner	Tax Information: 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, **David Patrick Walker, Jr aka David Walker and Jessica Walker, husband and wife** (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.)

Also being the same property conveyed to David Patrick Walker Jr and Jessica Walker by Quitclaim Deed recorded in Instrument Number 20180425-0039074, Register's office for Davidson County, Tennessee.

The purpose of this deed is to convey the entire property to David Patrick Walker, Jr and Jessica Walker, husband and wife.

Being also known as 473 Saddle 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 30th day of April 2018.

David Patrick Walker, Jr. aka David Walker

Jessica Walker

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 David Patrick Walker, Jr. aka David Walker and Jessica Walker, 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 30th day of April 2018.

Notary Public

My Commission Expires: _____

ABBY BENSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

MY COMMISSION EXPIRES DECEMBER 15, 2021