Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Frank L. Waller, Jr. **1247 Northgate Business Parkway** **Madison, TN 37115**	**Map/Parcel** **34-15-40**	**Frank L. Waller, Jr.** **1247 Northgate Business Parkway** **Madison, TN 37115**
This instrument prepared by: Carter Shelton, PLC 2021 Richard Jones Road, Suite 240, Nashville, TN 37215		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, **Deborah L. Waller** (the "Grantor"), by these presents hereby transfers, assigns, and quitclaims to **Frank L. Waller, Jr.** (the "Grantee"), Grantee's successors and assigns, all of Grantor's right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described on EXHIBIT A attached hereto and incorporated hereby by reference (the "Property").

This is improved property known as **1247 Northgate Business Parkway, Madison, Tennessee 37115**.

Bill Garrett Davidson County
Batch# 133983 DEEDQC
08/28/2018 08:45:51 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20180828-0084943

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration of this transfer is $-00-.

Deborah L. Waller
Affiant

Subscribed and sworn to before me this 24th day of August, 2018.

Jackie A Pond
Notary Public
My Commission Expires: _____

JACKIE A. POND
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXP. MARCH 08, 2022

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property including, but not limited to, those set forth in Exhibit A.

Grantor and Grantee acknowledge that this Quitclaim Deed was prepared from information in prior deeds; that no request was made that Brian S. Shelton or Carter Shelton, PLC perform a title examination; and that neither Brian S. Shelton nor Carter Shelton, PLC shall have any liability for the status of the title to the property or for the accuracy of such information.

IN WITNESS WHEREOF, the Grantor has executed this Quitclaim Deed this 24 day of August, 2018.

Deborah L. Waller

Deborah L. Waller

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Deborah L. Waller**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal on this the 24th day of August, 2018, 2018.

Jackie A Pond

Notary Public

My Commission Expires:

JACKIE A. POND
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXP. MARCH 08, 2022

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 12-A on the Plan of Resubdivision of Lot No. 12 Northgate Business Park of record in Book 7900, Page 421, Register's Office for Davidson County, Tennessee to which plan reference is made for more complete and accurate description.

Being the same property conveyed to Frank L. Waller, Jr. and Deborah L. Waller, by Warranty Deed from Caribbean Associates, LLC, recorded August 1, 2005, of record at Instrument No. 20050801-0089442, Register's Office of Davidson County, Tennessee.