This instrument prepared by:
Tennessee Nations Title Agency, Inc.
404 BNA Drive,
Building 200, Suite 307
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

Karen Y Johnson Davidson County
Batch# 137555 DEEDQC
09/06/2018 10:46:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20180906-0088315

State of TN }
County of Davidson }

The actual consideration or value, whichever is greater for this transfer is: $ 0.00

Affiant Signature

Subscribed and sworn to before me on this the 31st day of August, 2018.

Notary Public

My Commission expires 2/9/2020

NAME AND ADDRESS OF PROPERTY OWNER:
Shelley & Timothy Tinnin
2007 Baker Road
Goodlettsville, TN 37072

SEND TAX BILLS TO:
Shelley & Timothy Tinnin
2007 Baker Road
Goodlettsville, TN 37072
MAP AND PARCEL NUMBER: 01200011000

QUITCLAIM DEED

18NT00413

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged I,

Shelley W. Tinnin

By these presents do remise, release and **QUITCLAIM** unto

Timothy & Shelley Tinnin, as tenants in common with rights of survivorship

Hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in **DAVIDSON COUNTY,** Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 2, of the 2nd Revision of the Gary Hamlin Lots, Baker Road, as shown on plat of record in Instrument No. 20090105-0000876, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Shelley W. Tinnin, by Deed from Patricia G. Hill, dated 07/18/2001 and recorded 07/19/2001 as Document No. 20010719-0076521, Register's Office for Davidson County, TN.

This is an improved property commonly known as 2007 Baker Rd., Goodlettsville, TN 37072

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 31st day of August, 20__.

Shelley Tinnin AKA Shelley W. Tinnin

Shelley Tinnin aka Shelley W. Tinnin

State of Tennessee }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Shelley Tinnin aka Shelley W. Tinnin** the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 31st day of August, 2018.

Notary Public

My Commission expires: 2 / 9 / 2020.

CAROL B CHRISTIAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Timothy Tinnin

State of Tennessee }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Timothy Tinnin,** the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 31st day of Aug, 2018.

Notary Public

My Commission expires: 2 / 9 / 2020

CAROL B CHRISTIAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Certificate of Authenticity

I, Edward A. Cooper, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Jacqueline G. Brown, a notary public for this county and state, Edward A. Cooper who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 11-5-18.

Notary's Seal (If on paper)

JACQUELINE G. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY