QUIT CLAIM DEED

Karen Y Johnson Davidson County
Batch# 172834 DEEDQC
12/12/2018 09:16:12 AM 1 pg
Fees: $12.00 Taxes: $0.00

20181212-0120808

State of Tennessee, County of _____
The actual consideration or value, whichever is greater, for this transfer is $00,000.00. (Conveyance between spouses.)

Eric Tinnin Berger, Affiant

SUBSCRIBED AND SWORN BEFORE ME THIS 11th day of December, 2018.

Silke Hubbard (SEAL)
Notary Public
My commission expires 11-3-2020

Silke Hubbard STATE OF TENNESSEE NOTARY PUBLIC Davidson County, TN

THIS INSTRUMENT WAS PREPARED BY
John C. Leggett , PC P.O. Box 275, Calhoun, GA 30703 TN Bar No. 031856 NO OPINION / NO TITLE SEARCH

Mail to Eric and/or Lisa Berger@ 2535 Tinnin Rd, Goodlettsville, TN 37072	Send tax bills to Eric and/or Lisa Berger @ 2535 Tinnin Rd, Goodlettsville, TN 37072	Map/Parcel ID No. 3-29

THIS INDENTURE, made the 11 day of December in the year 2018, between **ERIC TINNIN BERGER**, as party of the first part, hereinafter called GRANTOR, and **ERIC TINNIN BERGER and wife LISA JEANINE BERGER**, as parties of the second part, hereinafter called GRANTEES (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH that: GRANTOR, for and in consideration of ten dollars ($10.00) and other valuable considerations in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, by these presents does hereby remise, convey and forever QUITCLAIM unto the said grantee the property situate in the Count of Davidson, State of Tennessee, described as follows:

BEGINNING at a point in the center line of Tinnin Road at the corner of the now or former Harry J. Cooper property; thence with the center line of said Road W 200' to a point; thence along the said Cooper's line S 68.25°W 217' to a point; thence S 38.5°E 187' to a marker and a fence; thence S 70°E 235.5' to the Point of Beginning, and containing 1 acre, more or less.

And the improvements thereon known as 2535 Tinnin Road, Goodlettsville, TN 37072

Subject to any and all governmental zoning and subdivision ordinances or regulations is effect thereon.

Being the same lands conveyed to Grantor Eric Tinnin Berger by Deed dated December 16, 2014, and of record as Instrument Number 20141218-0115964 in the Register's Office of Davidson County, Tennessee. For prior title see Book 5766, page 115, said Davidson County Register's Office.

IN WITNESS WHEREOF, GRANTOR has signed and sealed this deed, the day and year first above written.

Signed, sealed and delivered in the presence of:

Witness ERIC TINNIN BERGER, Grantor

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 ERIC TINNIN BERGER, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within document for the purposes therein contained.

WITNESS my hand and seal this 11th day of December, 2018.

SEAL

Silke Hubbard STATE OF TENNESSEE NOTARY PUBLIC Davidson County, TN

Silke Hubbard
Notary Public
My Commission Expires: 11-3-2020