THIS INSTRUMENT PREPARED BY:
LAW OFFICE OF DAVID A. CHILDRESS, P.C.
102 Woodmont Blvd, Suite 200
Nashville, TN 37205
(615) 386-9235

Karen Y Johnson Davidson County
Batch# 177317 DEEDQC
12/21/2018 03:56:32 PM 7 pgs
Fees: $37.00 Taxes: $0.00

20181221-0124671

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration
for this transfer is $ .00

Cynthia Joyce Fields
AFFIANT

Subscribed and sworn to before
me this 21st day of December 2018.

T D Cook
Notary Public
My Commission Expires:
7/8/2019

DAVID A. CHILDRESS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Address New Owner(s) As Follows:	Send Tax Bills To:	Map-Parcel Numbers
Craig Andrew Garner, et ux 782 Rhonda Lane Nashville, TN 37205	New Owner	115 05 0 038.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of no monetary consideration, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, and in connection with the settlement of the Estate of Lee E. Garner, deceased, We,

CYNTHIA JOYCE FIELDS, married, CRAIG ANDREW GARNER, married, RICHARD LEE GARNER, unmarried, CHRISTOPHER ALEXANDER GARNER, unmarried, and KELSEY ELIZABETH FIELDS, unmarried

by these presents do hereby remise, release and quitclaim unto

CRAIG A. GARNER, and wife KATHERINE C. GARNER,

their heirs and assigns, a certain tract or parcel of land located in Davidson County, Tennessee, more particularly described as follows:

Being Lot No. 146 on the Plan of West Meade Hills, Section Five, as of record in Book 3300, Page 98, Register's Office of Davidson County, Tennessee, more particularly described as follows:

Beginning on the southwesterly margin of Rhonda Lane at the corner of Lots 145 and 146; thence with the line between said two lots southwesterly 217.6 feet to the northeasterly line of lot No. 144; thence with said line north 45° 37' west 60.95 feet; thence north 7° 51' east 366.90 feet; thence south 81° 07' east 50.5 feet to the southwesterly margin of Rhonda Lane; thence with said Lane southeastwardly 344.31 feet to the beginning.

Being the same property conveyed to CYNTHIA JOYCE FIELDS, married, STEVEN LEE GARNER, unmarried, CRAIG ANDREW GARNER, married, RICHARD LEE GARNER, unmarried, CHRISTOPHER ALEXANDER GARNER, unmarried, and KELSEY ELIZABETH FIELDS, unmarried, their heirs and assigns, by Executor's Quitclaim Deed from CYNTHIA JOYCE FIELDS, as Executrix of the Estate of LEE E. GARNER, dated the 30th day of April 2018, and recorded October 2, 2018 in Instrument No. 20181002-0097511, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to CRAIG A. GARNER, and wife KATHERINE C. GARNER, by Quitclaim Deed from STEVEN L. GARNER, unmarried, dated December 4, 2018 of record in Instrument No. 20181221-0124670, Register's Office for Davidson County, Tennessee.

This description is the same as used in the last deed of record.

This is improved property known as 782 Rhonda Lane, Nashville, Tennessee 37205.

This instrument and the interest hereby released and quitclaimed are subject to the same limitations, restrictions and encumbrances as may affect the premises.

This description is prepared from information furnished to the preparer without the benefit of a title examination; and no representation as to the accuracy thereof is made, intended or to be implied. The preparer of this instrument makes no representation as to the status of the title of the property described and quitclaimed herein.

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.

TIMOTHY AUSTIN FIELDS, husband of CYNTHIA JOYCE FIELDS, joins in the execution of this deed for the purpose of waiving and conveying any marital and inheritance rights he may have in the property hereby being released and quitclaimed.

WITNESS our hand this 21st day of December 2018.

Cynthia Joyce Fields
CYNTHIA JOYCE FIELDS

Timothy Austin Fields
TIMOTHY AUSTIN FIELDS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Witness my hand, at office, this 21st day of December 2018.

D A. Cook
NOTARY PUBLIC

DAVID A. CHILDRESS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: 7/8/2019

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Witness my hand, at office, this 21st day of December 2018.

D A Cook
NOTARY PUBLIC

DAVID A. CHILDRESS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: 7/8/2019

QUITCLAIM DEED SIGNATURE PAGE - 782 Rhonda Lane, Nashville, Tennessee 37205

WITNESS my hand this 3rd day of May 2018.

CRAIG ANDREW GARNER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

WITNESS my hand, at office, this 3rd day of May 2018.

Notary Public

DAVID A CHILDRESS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 7/5/2019

QUITCLAIM DEED SIGNATURE PAGE - 782 Rhonda Lane, Nashville, Tennessee 37205

WITNESS my hand this 4 day of May 2018.

Richard Lee Garner
RICHARD LEE GARNER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

WITNESS my hand, at office, this 4th day of May 2018.

Notary Public

DAVID A. CHILDRESS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 5/5/2019

QUITCLAIM DEED SIGNATURE PAGE - 782 Rhonda Lane, Nashville, Tennessee 37205

WITNESS my hand this 7 day of May 2018.

CHRISTOPHER ALEXANDER GARNER

STATE OF FLORIDA)
COUNTY OF Volusia)

The foregoing instrument was acknowledged before me this 7th day of May 2018 by CHRISTOPHER ALEXANDER GARNER who is personally known to me or who has produced Fla DL - 11421 (Driver's License) as identification.

JAMES WALSH
State of Florida-Notary Public
Commission # FF 113873
My Commission Expires
August 12, 2018

(SEAL)

Notary Public Signature

James D Walsh

Print Notary Name

QUITCLAIM DEED SIGNATURE PAGE - 782 Rhonda Lane, Nashville, Tennessee 37205

WITNESS my hand this 21st day of December 2018.

Kelsey Elizabeth Fields
KELSEY ELIZABETH FIELDS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

WITNESS my hand, at office, this 21st day of December 2018.

B D Cook
Notary Public

DAVID A. CHILDRESS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 7/8/2019