This Instrument Prepared by:
Keith H. Solomon
Solomon Parks Title & Escrow
557 Sam Ridley Pkwy W
Smyrna, TN 37167

Karen Johnson Davidson County
Batch# 280631 DEEDQC
09/04/2019 12:58:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20190904-0089336

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

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

Affiant

Subscribed and sworn to before me this 20th day of August, 2019.

Notary Public

Address New Owners as Follows:	**Send Tax Bills To:**	**Map-Parcel No.**
Katy M. Barnes 2718 McCampbell Road Nashville, TN 37214	Same as New Owner	096-05-0-179.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Ryan D. Barnes,** have bargained and sold and do hereby quitclaim, transfer and convey all their rights, title and interest which they may have in the hereinafter described property to **Katy M. Barnes,** her heirs, successors, and assigns, forever, being that property located and situated in Davidson County, Tennessee, and more particularly described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 83 on the Plan of Donelson Heights, Section Two of record in Plat Book 1835, Page 39, 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 Lindsey B. Hughes, an unmarried woman by Quitclaim Deed deed from Lindsey B. Hughes, an unmarried woman, and Jada M. Roseberry, an unmarried woman of record in Instrument No. 20190708-0066006 Register's Office for Davidson County, Tennessee, dated June 30, 2019 and recorded on July 06, 2019

Being the same property further conveyed to Katy M. Barnes and Ryan D. Barnes, husband and wife married, by Warranty Deed from Lindsey B. Hughes, an unmarried woman, of record in Instrument Number 20190819-0083061, Register's Office for Davidson County, Tennessee

Being also known as 2718 McCampbell Ave., Nashville, Tennessee 37214.

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purposes thereof, makes this conveyance to Grantee.

IN WITNESS WHEREOF, I have hereunto set my hand and signature on this the 20th day of August, 2018.

Ryan D. Barnes

STATE OF TENNESSEE

COUNTY OF RUTHERFORD

Before me the undersigned Notary Public, personally appeared , **Ryan D. Barnes**, who are known to me, or proved to me on the basis of satisfactory evidence, and who upon oath acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND this 20th day of August, 2018.

My Commission Expires:

Sept. 20, 2020

NOTARY PUBLIC

LISA K R WAGNER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

TRUE COPY CERTIFICATION

I, Lisa K. R. Wagner, 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 documents executed and authenticated according to law.

Lisa K. R. Wagner

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally, appeared before me Barbara T. Hodge, a notary public for this county and state, Lisa K. R. Wagner, who acknowledges that this certification of an electronic documents is true and correct and whose signature I have witnessed.

Notary Public

BARBARA T. HODGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-08-2021

My Commission Expires: 03/08/2021