THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
2002 Richard Jones Road, Suite A203
Nashville, Tennessee 37215

Karen Johnson Davidson County
Batch# 283195 DEEDQC
09/10/2019 09:23:42 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20190910-0091235

RICHARD LOUIS RIECK STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is: $-0-.

Affiant

Subscribed and sworn to before me, this 31st day of August, 2019.

Notary Public

My Commission Expires:

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Villa Place, LLC P.O. Box 340020 Nashville, TN 37203-0020	New Owner	Map: 104 Parcel: 8-379.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **WILLIAM T. CHAPMAN, IV, Trustee of the 1501 Villa Place Trust dated March 22, 2016** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey unto, **VILLA PLACE, LLC, a Tennessee limited liability company,** its heirs and assigns, all of its rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot 1, Plan of Robinson Realty Company's Subdivision of the east part of Lot No. 48 in O.B. Hayes Rokeby Addition as shown on plat of record in Plat Book 547, Page 24, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of said property.

Being the same property conveyed to William T. Chapman, IV, Trustee of the 1501 Villa Place Trust, dated March 22, 2016 by Quitclaim Deed from Thomas J. Osborne and John T. Osborne recorded on the 26th day of April, 2016 in Instrument No. 20160426-0040324, in the Register's Office of Davidson County, Tennessee.

Grantor covenants that he is lawfully seized and possesses said real property in fee simple, has a good right to convey it, and that the same may be encumbered by any liens, restrictions, conditions and easements of record. However, this instrument was prepared without the benefit of a title search. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 31ST day of August, 2019.

Trustee

WILLIAM T. CHAPMAN, IV, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named William T. Chapman, IV, with whom I am personally acquainted, and who acknowledged that he is the Trustee of the Grantor Trust referenced herein and executed the within instrument in such capacity with authority and for the purposes therein contained.

WITNESS my hand, at Office, this 31ST day of August, 2019.

Notary Public

My Commission Expires: _____

RICHARD LOUIS RIECK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
NOVEMBER 8 2021