THIS INSTRUMENT PREPARED BY:
Midtown Title, LLC
1704 Charlotte Avenue #105
Nashville, Tennessee 37203

Karen Johnson Davidson County
Batch# 332595 DEEDQC
12/19/2019 03:43:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20191219-0131307

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Your Home In Nashville, LLC 1005 S. 11th Street Nashville, TN 37206	Caliber Home Loans P.O. Box 650856 Dallas, TX 75265	108 -16-0-209.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $-0-

Affiant

Subscribed and sworn to before me, this the 19th day of December 2019.

Notary Public

My Commission Expires: 9-20-21
(Affix Seal)

CHRISTOPHER BUCKLEY HAWN NOTARY PUBLIC STATE OF TENNESSEE WILSON CO.

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One ($1.00) Dollar, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned **CHRISTOPHER T. HAWN,** a married man, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and quitclaim to **YOUR HOME IN NASHVILLE, LLC,** a Tennessee limited liability company, hereinafter called the Grantee, and Grantee's successors and assigns, all of Grantor's interest in and to that certain tract or parcel of land located in **Davidson** County, State of **Tennessee**, described as follows, to-wit:

LAND in Davidson County, Tennessee, being lot No. 83-B on the Plan of Zone Lot Divisions Lots 27, 76, 82, 82, and 84 of Percy Priest Woods, Section 2 of record in Plat Book 5200, Page 756, and Plat Book 5800, Page 259 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 Christopher T. Hawn, by Warranty Deed from Nicholas P. Moser, married, of record in Instrument No. 20190326-0027200 Register's Office for Davidson County, Tennessee, dated on March 22, 2019 and recorded March 26, 2019.

This is improved property known as: **1416 Timber Valley Drive, Nashville, Tennessee 37214.**

This instrument was prepared from information supplied by the Grantor. No title examination, survey, or settlement has been performed and Midtown Title, LLC shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

This property is not a marital residence of the Grantors and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. 260-2-307 or other similar statue.

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.

Said property is conveyed subject to such limitation, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, this instrument has been executed this the 19th day of November 2019.

GRANTOR:

CHRISTOPHER T. HAWN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, of the State and County aforesaid, personally appeared **Christopher T. Hawn,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she is the within named grantor, and that he executed the foregoing instrument for the purpose therein contained.

IN WITNESS WHEREOF, this the 19th day of December 2019.

CHRISTOPHER BUCKLEY STATE OF TENNESSEE NOTARY PUBLIC WILSON CO.

Notary Public
My Commission Expires: 9-20-21

True Copy Certification

I, Christopher M. Corriveau, 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.

C. M. C

Signature

State of Tennessee
County of Davidson

Personally appeared before me, Rachel Marie Collins, a notary public for the state of Tennessee, Christopher M. Corriveau who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rachel Marie Collins

Notary Signature

My Commission Expires: 3-21-20

RACHEL MARIE COLLINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF CHEATHAM