Karen Johnson Davidson County
Batch# 336757 DEEDQC
12/31/2019 10:38:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20191231-0134944

THIS INSTRUMENT WAS PREPARED BY: **STEVEN G. WATERS, PLLC** **100 BLUEGRASS COMMONS BLVD, SUITE 115** **HENDERSONVILLE, TN 37075** THIS INSTRUMENT WAS PREPARED FROM INFORMATION PROVIDED BY THE PARTIES. NO TITLE SEARCH WAS PERFORMED AND NO WARRANTIES ARE MADE BY THE DRAFTER. NO LEGAL OR TAX ADVICE HAS BEEN PROVIDED BY THE DRAFTER.	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 30th DAY OB DECEMBER, 2019. NOTARY PUBLIC MY COMMISSION EXPIRES: 9/7/2021

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NUMBERS:
Churchill, LLC (NAME)	Same as new owner (NAME)	11510006600
7347 Charlotte Pike (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37209-5011 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Charles Henry Geny and Mary Ruth Geny, husband and wife, hereinafter called "GRANTOR", by these presents, do hereby quitclaim and convey unto Churchill LLC, a Tennessee limited liability company, hereinafter called "GRANTEE", its successors, heirs and assigns all of their rights, title and interests in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 95 on the Plan of Section One, West Meade Estates of record in Plat Book 2663, Page 110, 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 Charles Henry Geny and Mary Ruth Geny, husband and wife by deed from Kevin R. McGee and wife, Sarah G. McGee of record in Instrument No. 20190125-0007428, Register's Office for Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

This is improved property known as 6429 Brownlee Drive, Nashville, TN 37205.

WITNESS my/our hands this 30th day of December, 2019.

Charles Henry Geny

Mary Ruth Geny

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 Charles Henry Geny and Mary Ruth Geny, husband and wife, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 30th day of December, 2019.

Notary Public

My Commission Expires: 9/7/2021

EVA MATHIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

True Copy Certification

I, Dakotah Harvey, 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.

Signature

State of Tennessee
County of Sumner

Personally appeared before me, Brenda Shelby, a notary public for this county and state, Dakotah Harvey, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: _____

