Karen Johnson Davidson County
Batch# 383801 DEEDQC
04/09/2020 10:48:12 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20200409-0037563

THIS INSTRUMENT
PREPARED BY:
American Title & Escrow Services, LLC
134 Frierson Street
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Charles A. Hostettler Jr
AFFIANT

Subscribed and sworn to before me this 7th day of April, 2020.

Joyce Jordan
NOTARY PUBLIC

JOYCE JORDAN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY
My Commission Expires DEC. 19 2020

My Commission Expires: 12-19-20

Address New Owners as Follows:	**Send Tax Bills To:**	**Map-Parcel:**
Charles A. Hostettler Jr. 6452 Bresslyn Road Nashville, TN 37205	Same	115-14-018.00

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, Charles A. Hostettler Jr., GRANTOR, hereby quitclaims and conveys all of his undivided right, title and interest to the hereinafter described property to Charles A. Hostettler Jr., a widower, GRANTEE. Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee, being Lot No. 725 on the Plan of West Meade Farms, Section VII of record in Book 2331, Page 13, Register's Office for Davidson County, Tennessee.

Said Lot No. 725 which is a corner lot, fronts 108.8 feet on the westerly margin of Bresslyn Road and fronts 199.5 feet on the southerly margin of Neilwood Drive, said frontages being joined by a curve having a length of 36.3 feet, and extends back 220.0 feet on the westerly line and 263.5 feet on the southerly line, to a point of intersection.

Being the same property conveyed to Charles A. Hostettler Jr. and spouse Amy H. Hostettler by deed from Shu Zheng Yang and wife, Li Li Yang of record in Instrument No. 20030227-0026290, in the Register's office for Davidson County, Tennessee. Amy H. Hostettler having since died December 31, 2019 leaving Charles A. Hostettler Jr. as surviving spouse under tenancy by the entirety.

This is improved property known as: 6452 Bresslyn Road Nashville, Tennessee 37205

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

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 purpose thereof, makes this conveyance to Grantee.

This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.

IN WITNESS WHEREOF, the said parties hereto have hereunto set their signatures on this the _____ day of April, 2020.

Charles A. Hostettler, Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Charles A. Hostettler, Jr.**, with whom I am personally acquainted, (or whose identity was proved to me on the basis of satisfactory evidence) who executed the foregoing instrument for the purposes herein contained.

Witness my hand and seal, at office, this 3rd day of April, 2020.

Joyce Jordan
Notary Public

My Commission Expires: 12-19-20

JOYCE JORDAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires DEC 19 2020