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1200

Karen Johnson Davidson County
Batch# 388545 DEEDQC
04/20/2020 01:10:14 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20200420-0041151

This instrument prepared by:
RYAN J. MOORE, ATTORNEY AT LAW
115 North Spring Street
McMinnville, Tennessee 37110
UPON INFORMATION FURNISHED BY PARTIES

Tax Information:
Map 082-04-0A-002.00-CO

Person or Entity Responsible
for Payment of Taxes:
Matt Shields, Christopher Grant Bullen and Alex C. Self

Property Address:
1009 N. 5t Street
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF WARREN

I hereby swear or affirm that the actual consideration for this transfer is $0 and that this transfer is exempt from transfer tax in accordance with T.C.A. 67-4-409 (a)(4).

Affiant

SONIA RAMIREZ
STATE OF TENNESSEE NOTARY PUBLIC
WARREN COUNTY

Sworn to and subscribed to before me, this 15th day of April 2020.

NOTARY PUBLIC OR
REGISTER OF DEEDS
My Commission Expires: 3-11-2024

QUITCLAIM DEED

MATT SHIELDS

TO

CHRISTOPHER GRANT BULLEN AND ALEX C. SELF

FOR ADEQUATE CONSIDERATION, the receipt of which is hereby acknowledged, and other good and valuable consideration, the undersigned Grantor, **MATT SHIELDS**, conveys and quitclaims unto Grantees **CHRISTOPHER GRANT BULLEN** a one-third (1/3) undivided interest **and ALEX C. SELF** a one-third (1/3) undivided interest, in and to certain lands situated in Davidson County, Tennessee, known as 1009 N. 5th Street, Nashville, Tennessee and more particularly described as follows:

> Land in Davidson County, Tennessee, being Unit "B" on the Horizontal Property Regime for 1009 North 5th Street Cottages, as established by the Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20140730-0067949, Register's Office for Davidson

County, Tennessee, to all of which reference is hereby made for a more complete description.

Being the same property conveyed to Matthew Shields from Terrence Harris by Warranty Deed of record in Instrument Number 20160506-0045313, Register's Office of Davidson County, Tennessee.

IT IS UNDERSTOOD AND ACKNOWLEDGED BETWEEN THE PARTIES THAT NO TITLE SEARCH OR TITLE OPINION HAS BEEN PREPARED BY RYAN J. MOORE, ATTORNEY AT LAW CONCERNING THIS TRANSFER, HENCE NO REPRESENTATIONS ARE MADE CONCERNING THE EXISTANCE OF ANY LIENS, LEASES, MORTGAGES, EASEMENTS, RIGHTS OF WAY, ETC.

The preparer of this instrument has not given any party hereto any tax advice regarding the consequences of this conveyance.

IN WITNESS WHEREOF, the Grantor has executed this instrument on this the 13th day of April, 2020.

MATT SHIELDS

STATE OF TENNESSEE

COUNTY OF WARREN

Personally appeared before me, the undersigned authority, a Notary Public in and for the aforesaid state and county, **MATT SHIELDS**, the within named Grantor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence,) and who acknowledged to me that he executed the within and foregoing instrument for the purposes therein contained.

IN WITNESS WHEREOF, the Grantor has executed this instrument on this the 13 day of April, 2020.

NOTARY PUBLIC

My commission expires: 10/22/2023

CALLIE PARSONS
Notary Public - Arizona
Maricopa County
Commission # 573625
My Commission Expires October 22, 2023

Failure to properly record this instrument could seriously jeopardize your ownership rights.