**STATE OF TENNESSEE**
**COUNTY OF** Davidson
The actual consideration or value, whichever is greater, for this transfer is $0.00.

Katie Koller
AFFIANT

Subscribed and sworn to before me this 18 day of March, 2020.

Colleen MacLean
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
Commission Expires 3 2022

NOTARY PUBLIC

My Commission Expires: 01/3/22

**ADDRESS OF NEW OWNER:**
Katie Ann Koller
6044 Panama Drive
Hermitage, TN 37076

SEND TAX BILLS TO:
New Owner

Map/Parcel
08602007400

Karen Johnson Davidson County
Batch# 407412 DEEDQC
05/29/2020 09:39:02 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200529-0055452

## QUITCLAIM DEED

In consideration of $0.00, and pursuant to a Marital Dissolution Agreement executed on March 6, 2020 by Katie Ann Koller and Martin Timothy Koller, the foregoing individuals (collectively, "Grantors") do hereby quitclaim and convey all of their undivided right, title and interest to the hereinafter described property to Katie Ann Koller ("Grantee"). Said property conveyed herein is situated at 6044 Panama Drive, Hermitage, TN 37076, and is more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 201 on the plan of Dodson Heights, being a Resubdivision of Lots 22 through 27 and Lot 34 through 40 as of record in Book 3842, Page 98, with Amended to Plat recorded in Book 4379, Page 41, 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 A & G Properties, LLC, a Tennessee limited liability company, from Secretary of Veterans Affairs, by deed on May 18, 2015, of record in Instrument Number 20150519-0045967, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to any and all existing easements and restrictions as shown of record including the following:

Taxes and assessments for the year 2015 and subsequent years, plus any penalties and interest which may accrue

Subject to all matters as shown on the Plan of record in Book 3842 Page 98, amended in Book 4379, Page 41, Register's Office for Davidson County, Tennessee.

The above-described property is improved property known as: **6044 Panama Drive, Hermitage, Tennessee 37067.**

Grantors make no warranties as to the state of the title to the property, but acquit any claim that Grantors have to said property and for that purpose make this conveyance to Grantee.

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

IN WITNESS WHEREOF, the said Grantors have hereunto set their signatures on March , 2020 (Ms. Koller) and March , 2020 (Mr. Koller).

Katie Ann Koller

Martin Timothy Koller

ACKNOWLEDGEMENTS

STATE OF TENNESSEE )
COUNTY OF Davidson )

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Katie Ann Koller, with whom I am presently acquainted or proved to me on the basis of satisfactory evidence, who executed the foregoing instrument for the purposes herein contained.

Witness my hand and seal this 16th day of March 2020.

Notary Public

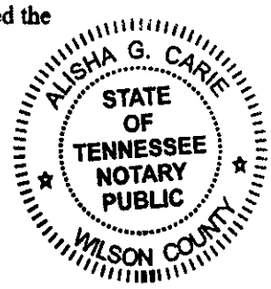
STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires JAN. 3, 2022

My Commission Expires: 1/3/22

STATE OF TENNESSEE )
COUNTY OF Davidson )

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Martin Timothy Koller with whom I am presently acquainted or proved to me on the basis of satisfactory evidence, who executed the foregoing instrument for the purposes herein contained.

Witness my hand and seal this 6th day of March 2020.




Alisha G. Carie
Notary Public

My Commission Expires: 5/9/22