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PREPARED BY AND RETURN TO:
Bryan D. Spicer
Attorney at Law
342 Cool Springs Blvd.
Suite 202
Franklin, TN 37067

Karen Johnson Davidson County
Batch# 423068 **DEEDQC**
06/22/2020 01:13:39 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20200622-0066780

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration is $0.00

Affiant: Holly Summers

BRYAN D. SPICER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 08-25-2020

Notary Public:

My Commission Expires:

ADDRESS OF NEW OWNER:
Meredith Fidler Fortune
1807 Rosewood Avenue
Nashville, TN 37212

SEND TAX BILLS TO:
Same

MAP/PARCEL:
117-04-0E-001.00CO

QUITCLAIM DEED

For and in consideration of Ten Dollars (10.00), cash in hand paid, the receipt of which is hereby acknowledged, **ROBERT W. FIDLER AND WIFE, DOROTHY FIDLER,** (hereinafter referred to as "**GRANTORS**") do quitclaim and convey all of their undivided right, title and interest to the hereinafter described property to **MEREDITH FIDLER FORTUNE, A MARRIED WOMAN**, (hereinafter referred to as "**GRANTEE**") her successors and assigns, in and to the following described tract of land:

Land in Davidson County, Tennessee, being Unit A on the Plan of Wildwood Townhomes, a Horizontal property Regime, created under Title 66, Section 27-101, et seq. as amended, Tennessee Code Annotated, attached as Exhibit "B" to the Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20061009-0125162, 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 Meredith L. Fidler, unmarried and Robert W. Fidler and wife, Dorothy Fidler, as joint tenants with the right of survivorship, by Warranty Deed from Ted B. Clark, unmarried, dated April 30, 2013, of record in Instrument No. 20130502-0044388, Register's Office for Davidson County, Tennessee.

This is improved property commonly known as: 1807 Rosewood Avenue, Nashville, TN 37212.

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 limitations, restrictions, easements and encumbrances as may affect the premises.

IN WITNESS WHEREOF, this document was executed this the 12th day of June, 2020.

ROBERT W. FIDLER

DOROTHY FIDLER

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, in and for said County and State, appeared **ROBERT W. FIDLER AND DOROTHY FIDLER**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal in Franklin, Tennessee, this 12th day of June, 2020.

Notary Public

My Commission Expires:

BRYAN D. SPICER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 08-25-2020