Karen Johnson Davidson County
Batch# 450371 DEEDQC
08/05/2020 10:31:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200805-0086726

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd day of August, 2020.

Notary Public
MY COMMISSION EXPIRES: 4-13-22
(AFFIX SEAL)

MORGAN O'NEIL
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Birthright Title, LLC
2800 N. Mt. Juliet Road, Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Charles L. Oldham	SAME AS NEW OWNER	16110000900
(NAME) 618 Huntington Parkway	(NAME)	
(ADDRESS) Nashville, TN 37211	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged **Robert C. Oldham and Billy C. Oldham,** hereinafter called the Grantor(s), has quitclaimed **Charles L. Oldham,** hereinafter called the Grantee(s), their heirs and/or assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, described as follows, to-wit:

A tract of land in the Sixth Civil District of Davidson County, Tennessee, and being Lot No. 67, as shown on the Plan of Huntington Park, Section One, of record in Book 4175, Page 10, Register's Office for Davidson County, Tennessee.

Said Lot 67 fronts 73.0 feet on the northerly side of Huntington Parkway, and runs back between lines measuring 162.0 feet on its westerly margin and 174.0 feet on its easterly margin, to a line in its rear measuring 73.97 feet.

Being the same property conveyed to Robert C. Oldham and Billy C. Oldham, subject to a life estate reserved by Charles L. Oldham by deed from Charles L. Oldham, of record in Instrument No. 20171128-0121324, said Register's Office.

INFORMATION PROVIDED BY PARTIES. NO WARRANTY IS PROVIDED AS TO THE ACCURACY OF THIS INFORMATION.

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 and unimproved property known as 618 Huntington Parkway, Nashville, TN 37211.

Witness my hand this 3rd day of August, 2020.

Robert C. Oldham

Robert C. Oldham

Billy C. Oldham

Billy C. Oldham

STATE OF TN
COUNTY OF Wilson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Robert C. Oldham and Billy C. Oldham** the herein bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 3rd day of August, 2020.

Notary Public

My Commission Expires: 4/20/23

(SEAL)

TAMMY DUNCAN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

CERTIFICATE OF AUTHENTICITY

I, Morgan O'Neill, 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.

Attorney or Custodian

Birthright Title, LLC

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned, a notary public in and for the aforesaid county and state, the within named, Morgan O'Neill, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

(SEAL)

My Commission Expires: 4/22/23

CELIA STEWART ROUSE
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY