Recording requested by and prepared by:

Charles Brandt
107 Hearthside Court N.
Hendersonville, TN 37075

and when recorded, please return this deed and tax statements to:

Charles Brandt
107 Hearthside Court N.
Hendersonville, TN 37075

Escrow No.:

Title Order No.:

Karen Johnson Davidson County
Batch# 457457 DEEDQC
08/14/2020 02:04:58 PM 4 pgs
Fees: $22.00 Taxes: $0.00

20200814-0091407

For recorder's use only

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

THIS QUITCLAIM DEED, made and entered into on July 20, 2020, between James R. Brandt ("Grantor") whose address is 3135 Jenry Drive, Nashville, Davidson County, TN 37214 and Charles Brandt ("Grantee") who's address is, 107 Hearthside Court N., Hendersonville, Sumner County, Tennessee 37075.

FOR A VALUABLE CONSIDERATION, in the amount of $1.00 (one dollar and 00/100) receipt of which is hereby acknowledged and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grantor hereby REMISES, RELEASES, AND FOREVER QUITCLAIMS to Grantee, all right, title, interest and claim to the plot, piece or parcel of land, with all the buildings, appurtenances and improvements thereon, if any, in the City of Nashville, County of Davidson, State of Tennessee described as follows:

Being Lot No. 20 on the Woodberry Park Subdivision Map & Parcel 095 12 0 014.00, Book 2133, Pages 117, 118, and 119 Being all or part of the same property described in the County Register's Office for Davidson County, Tennessee Deed book 2396, Page 119.

Lot No. 20 fronts 2522 Hibbitts Road, consisting of 0.39 Acres, Deed Reference being 00002925-0000299.

Being the same property purchased by George Brandt, conveyed to James R. Brandt, and conveyed again to settle father, George Brandt's, estate to heir, son Charles Brandt Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions of record

Map & Parcel: 095-12-0-014.00

SUBJECT TO all, if any, valid easements, rights of way, covenants, conditions, reservations and restrictions of record.

IN WITNESS WHEREOF, Grantor has executed this Quitclaim Deed on July 20, 2020.

JAMES R. BRANDT

State of South Carolina County of Oconee	}	

On July 20, 2020, before me, James R. Brandt, personally appeared James R Brandt personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.
WITNESS my hand and official seal.

Signature of Notary Public

Renee A. Martin
Printed Name of Notary

My commission expires: 1/28/2028

NOTARY SEAL

RENEE A MARTIN
Notary Public - State of South Carolina
My Commission Expires January 28, 2028

STATE OF SOUTH CAROLINA

CERTIFICATION OF VITAL RECORD

DEATH CERTIFICATION

STATE FILE NUMBER : 139-20-019732

DECEDENT'S NAME: *GEORGE C BRANDT* SEX: MALE

AKA's: NA SOCIAL SECURITY NUMBER: 250-50-8996

ARMED FORCES: YES

DATE OF BIRTH: SEPTEMBER 22, 1934 AGE: 85 YEARS

TYPE OF PLACE OF DEATH: HOSPITAL- INPATIENT COUNTY OF DEATH: OCONEE

NAME AND ADDRESS OF PLACE OF DEATH: PRISMA HEALTH OCONEE MEMORIAL HOSPITAL, SENECA, SC 29672

PLACE OF DISPOSITION: BLUE RIDGE CREMATORY

DISPOSITION LOCATION: WEST UNION, SOUTH CAROLINA

METHOD OF DISPOSITION: CREMATION

DECEDENT'S RESIDENCE: 1245 PLAYGROUND ROAD, WALHALLA, OCONEE COUNTY, SC, 29691

PLACE OF BIRTH: SOUTH CAROLINA MARITAL STATUS: WIDOWED (AND NOT REMARRIED)

SURVIVING SPOUSE'S NAME: NA

FATHER'S NAME: HENRY CONRAD BRANDT

MOTHER'S NAME PRIOR TO FIRST MARRIAGE: PAULINE TODD

INFORMANT'S NAME: JAMES R BRANDT RELATIONSHIP: SON

MAILING ADDRESS: 1245 PLAYGROUND ROAD, WALHALLA, SC, 29691

FUNERAL HOME: DAVENPORT FUNERAL HOME, PO BOX 462, WALHALLA, SC, 29691

FUNERAL DIRECTOR: CHRISTOPHER B HOOD LICENSE NUMBER: 2832

EMBALMER'S NAME: MATT BOYER LICENSE NUMBER: 2239

ACTUAL OR PRESUMED DATE OF DEATH : MAY 03, 2020 MANNER OF DEATH : NATURAL

ACTUAL OR PRESUMED TIME OF DEATH: 1715

CAUSE OF DEATH - PART I

BILATERAL PNEUMONIA

COVID 19 PUI

ACUTE HYPOXEMIC RESPIRATORY FAILURE

TRANSITIONAL CELL CANCER

OTHER SIGNIFICANT CONDITIONS - PART II:

NA

CORONER CONTACTED? YES AUTOPSY PERFORMED? NO AUTOPSY AVAILABLE? NA

DATE OF INJURY: NA TIME OF INJURY: NA INJURY AT WORK? NA

PLACE OF INJURY: NA

LOCATION OF INJURY: NA

HOW THE INJURY OCCURRED?

NA

CERTIFIER NAME AND TITLE: MD HELEN N. JOHNSON-WALL LICENSE NUMBER: 82129

CERTIFIER'S ADDRESS: 298 MEMORIAL DR, SENECA, SC, 29672

DATE FILED: MAY 12, 2020

DATE OF ISSUANCE: MAY 12, 2020

SPECIAL INSTRUCTIONS :

NA

SC08444392

This is a true certification of the facts on file in the Division of Vital Records, SC Department of Health and Environmental Control.

Richard K. Toomey, DHA, FACHE
Director and State Registrar

Angelia P. Saleeby
Assistant State Registrar

This is watermarked paper. Do not accept without noting watermark. Hold to light to verify watermark.

Revision Date: 04/25/2019

KAREN JOHNSON
REGISTER OF DEEDS

www.nashville.gov/rod

PO Box 196398
Nashville, TN 37219-6398
(615) 862-6790 phone
(615) 880-2039 fax

The following oath of consideration is required on all deeds transferring property:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater for this transfer is $ 1.00.

Affiant CHARLES BRANDT

Subscribed and sworn before me, this 14 day of August, 2020.

Notary Alexandria Keeler

ALEXANDRIA KEELER
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY