QUITCLAIM DEED	State of Tennessee County of Williamson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00 Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF September 2020. Notary Public MY COMMISSION EXPIRES: 9-06-2022 (AFFIX SEAL)
Karen Johnson Davidson County Batch# 477003 DEEDQC 09/16/2020 12:39:30 PM 3 pgs Fees: $17.00 Taxes: $0.00 20200916-0105875	

BRIANNA BARTELSMEYER NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 09-06-2022

THIS INSTRUMENT WAS PREPARED BY
Brianna Bartelsmeyer Turner, Oak Lane Law, PLLC, 130 Wilson Pike Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Ari Roodhuyzen	New Owner	156-02-0-218.00
(NAME)	(NAME)	
972 Beech Bend Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Peter Roodhuyzen and Karla Brown, a married couple,** hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer, convey, and quitclaim unto **Ari Roodhuyzen, a single person,** hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 821 on the Plan of Section Four, Harpeth Woods of record in Plat Book 5200, Page 560, 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 Brett K. Shaffer and April D. Morrissett, husband and wife, by Warranty Deed from Kevin W. Meier, joined by his spouse, Elizabeth Meier of record in Instrument No. 20150610-0054569 Register's Office for Davidson County, Tennessee, dated June 08, 2015 and recorded on June 10, 2015. April D. Morrissett is one and the same as April D. Shaffer.

Being the same property conveyed to Peter Roodhuyzen and Karla Brown, a married couple, and Ari Roodhuyzen, a single person as Joint Tenants with Rights of Survivorship, by Warranty Deed from Brett K. Shaffer and April D. Morrissett KNA April D. Shaffer, husband and wife, of record in Instrument No. 20190522-0048578, Register's Office for Davidson County, Tennessee, dated May 20, 2019 and recorded on May 22, 2019.

The preparer of this deed makes no representation as to the status of title to the property described herein. This deed has been prepared solely from information furnished to the preparer who makes no representation other than that it has been accurately transcribed from information provided.

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.

unimproved
This is improved X property, known as 972 Beech Bend Drive Nashville, TN 37221
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my hands this 10 day of Sept., 2020.

Peter Roodhuyzen

Karla Brown

State of CA

County of Marin

Personally appeared before me Peter Roodhuyzen, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 16 day of September, 2020

Notary Public
My Commission Expires: 3/5/23

ANDREW HOLZBAUR
COMM. # 2276785
NOTARY PUBLIC-CALIFORNIA
MARIN COUNTY
My Comm. Expires MAR. 05, 2023

State of CA

County of Marin

Personally appeared before me Karla Brown, with whom I am personally acquainted, and who acknowledged that she executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 10 day of September, 2020

Notary Public
My Commission Expires: 3/5/23

ANDREW HOLZBAUR
COMM. # 2276785
NOTARY PUBLIC-CALIFORNIA
MARIN COUNTY
My Comm. Expires MAR. 05, 2023

True Copy Certification

I, Kelly Greene Elrod, 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.

Signature

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, Brianna Bartelsmeyer, a notary public for this county and state, Kelly Greene Elrod, who acknowledged that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires: 9-06-2022 Seal

BRIANNA BARTELSMEYER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-06-2022