Karen Johnson Davidson County
Batch# 479669 DEEDQC
09/21/2020 10:04:07 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20200921-0107689

THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **1620 Westgate Circle, Suite 150** **Brentwood, TN 37027**	STATE OF TENNESSEE) COUNTY OF WILLIAMSON) The actual consideration for this transfer is: $-0-. Affiant Subscribed and sworn to before me, this 14th day of September, 2020. Notary Public My Commission Expires: 01/17/21

NATHAN L. POWERS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

QUITCLAIM DEED

Address New Owner: Matthew David Pappas and Brittany Clark 1517 Straightway Avenue Nashville, TN 37206	Send Tax Bills To: New Owner	Tax Information: 072-14-0-123.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Matthew David Pappas, married** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to **Matthew David Pappas and Brittany Clark Pappas, husband and wife,** their heirs and assigns, all of their rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of H.W. Wards Subdivision of part of Brownsville of record in Plat Book 974, Pages 4 and 24, 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 Matthew David Pappas, an unmarried man by Warranty deed from Nathan D. Martin and Rachel Martin, husband and wife of record in Instrument No. 20170630-0066022 Register's Office for Davidson County, Tennessee, dated June 28, 2017 and recorded on June 30, 2017.

Being also known as 1517 Straightway Avenue Nashville, Tennessee 37206.

Grantor covenants that they are lawfully seized and possess said real property in fee simple, have a good right to convey it, and that the same is unencumbered, except for 2020 taxes that are not yet due and payable, as well as any restrictions, conditions and easements of record.

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.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 14th day of September 2020.

Matthew David Pappas

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Matthew David Pappas, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 14th day of September 2020.



Notary Public
My Commission Expires: _____