Prepared by:
Record and Return to:
Chapman & Rosenthal Title, Inc.
1620 Westgate Circle, Suite 150
Brentwood, TN 37027

Karen Johnson Davidson County
Batch# 500097 DEEDQC
10/22/2020 09:09:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20201022-0122634

THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
1620 Westgate Circle, Suite 150
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSO

The actual consideration for this transfer is: $-0-.

Affiant

Subscribed and sworn to before me, this 19th day of October 2020.

Notary Public

My Commission Expires: 05/03/2021

STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON M. ALEXANDER

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Margaret Morley Springer 5059 Lakeview Drive Nashville, TN 37220	New Owner	145-12-0-019.00

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, **Margaret K. Morley nka Margaret Morley Springer and husband, Matthew L. Springer,** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to **Margaret Morley Springer and husband, Matthew L Springer,** 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. 6 on the Plan of Lakeview Manor of record in Plat Book 2133, Page (s) 39-41, 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 Margaret K. Morley and husband, Matthew L. Springer by Warranty deed from Eric Jensen and wife, Sheila Jensen of record in Instrument No. 20080610-0059759 Register's Office for Davidson County, Tennessee, dated May 30, 2008 and recorded on June 10, 2008.

Being also known as 5059 Lakeview Drive Nashville, Tennessee 37220.

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 2021 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 16th day of October 2020.

Margaret K. Morley nka Margaret Morley Springer

Matthew L. Springer

STATE OF TENNESSEE)

COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Margaret K. Morley nka Margaret Morley Springer and husband, Matthew L. Springer, 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 16th day of October 2020.

Notary Public
My Commission Expires: _____

