QUITCLAIM DEED

STATE OF Tennessee
COUNTY OF Davidson

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th day of September, 2020.

Notary Public

Commission Expires 1/3/22

LESLIE C. LOUGHLIN STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMMISSION EXPIRES JANUARY 3, 2022

(Affix Seal)

(BLANK FOR REGISTER'S OFFICE ENDORSEMENT)

Karen Johnson Davidson County
Batch# 502878 DEEDQC
10/28/2020 04:14:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20201028-0125420

THIS INSTRUMENT WAS PREPARED BY:
Lawyer's Escrow Service, Inc., 2021 Richard Jones Rd., Suite 220, Nashville, TN 37215
(Prepared upon Information Furnished by the Parties; No Title Search Performed: No Tax Advice Requested or Provided)

OWNER ADDRESS:	SEND TAX BILLS TO:	PARCEL ID NUMBER:
Zachery W. Galloway and Makenzie L. Galloway 3607 Hoggett Ford Road Nashville, TN 37076	Silverton Mortgage P. O. Box 9770 Maryville, TN 37802	086130A20500CO

FOR AND IN CONSIDERATION of One Dollar ($1.00) and other good and valuable consideration, receipt and sufficiency of which is hereby acknowledged, I, **ZACHERY W. GALLOWAY, a married man** (hereinafter called the "Grantor"), in order to create a tenancy by the entireties between us, by these presents do hereby grant, quitclaim and convey unto my wife, **MAKENZIE L. GALLOWAY. a married woman** (hereinafter called the "Grantee), and Grantee's heirs, successors and assigns, a one-half (1/2) undivided interest as a tenant by the entireties with Grantor, in and to that certain tract or parcel of land in Davidson, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 208 on the Corrected Final Subdivision Plat Magnolia Farms, Phase 2, Section 3, of record in Instrument No. 20190718-0070556, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Grantor herein by Warranty Deed from Beazer Homes, LLC, a Delaware limited liability company, recorded in Instrument No 20201001-0113628, Register's Office for Davidson County, Tennessee.

This is improved property known as 3607 Hoggett Ford Road, Nashville, TN 37076..

This conveyance is subject to all matters shown on any applicable recorded plan, all applicable easements, setback lines and restrictions of record; and any encroachment, encumbrance, violation, variation or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the land and not shown by the Public Records.

This conveyance is further subject to the liens of the Deed of Trust of record in Instrument No. 20201001-0113629, Register's Office for Davidson County, Tennessee.

IN WITNESS WHEREOF, I have hereunto set my hand this 29TH day of September, 2020.

ZACHERY W. GALLOWAY, Grantor

2646-20

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the county and state aforesaid, the within named Zachery W. Galloway, the within named bargainor, with who I am personally acquainted or proved upon satisfactory evidence, and who in my presence affixed his signature to the within instrument, further upon oath acknowledging that he did so freely and voluntarily, for the purposes therein contained.

Witness my hand and official seal this 29th day of September, 2020.

Commission Expires: 1/3/22

LESLIE C. LOUGHLIN STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMMISSION EXPIRES JANUARY 3, 2022

NOTARY PUBLIC

Tennessee Certification of Electronic Document

I, Ernest D. Bennett, III, 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 Davidson)

Personally appeared before the undersigned, a notary public for this county and state, Ernest D. Bennett, III, who acknowledged that this certification of an electronic document is true and correct and whose signature I have witnessed.

My Commission Expires: January 10, 2023

MARY GAIL PORTER STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILSON MY COMMISSION EXPIRES JANUARY 10, 2023

Notary Signature