Karen Johnson Davidson County
Batch# 508328 DEEDQC
11/03/2020 11:52:03 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20201103-0128550

THIS INSTRUMENT PREPARED BY:

Chapman & Rosenthal Title, Inc.
10 Burton Hills Blvd
Suite 130
Nashville, TN 37215

No title search was performed in the preparation of this quitclaim deed.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Affiant

Subscribed and sworn to before me, this 2nd day of November, 2020.

Notary Public

My Commission Expires: SEPTEMBER 7, 2021

SHIRA KINGREY NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY MY COMMISSION EXPIRES

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
William A. Miller and Tonya A. Miller P.O. Box 1428 Madison, TN 37116	New Owner	051 07 0 012.00

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, **Tonya A. Miller, married** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to **William A. Miller and Tonya A. Miller, 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 the 11th Civil District of Davidson County, Tennessee, being Lot No. 11 on the Map of Pleasant Acres, Sec. V, as of record in Book 2331, page 56, Register's Office for said County.

Said Lot No. 11 fronts 105 feet on the south side of Fairoaks Drive, and runs back 286. 78 feet on the west line and 346.87 feet on the east line, to a dead line in the rear on which it measures 192 feet.

Being the same property conveyed to Tonya A. Miller from William A. Miller by Quitclaim Deed recorded on April 26th, 2012 in Instrument No. 20120426-0035785, in the Register's Office for Davidson County, Tennessee.

This is property known as 805 Fairoaks Drive Madison, TN 37115.

Grantor covenants that they are lawfully seized and possess said real property in fee simple and have a good right to convey it.

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 28 day of October 2020.

Tonya A. Miller

Tonya A. Miller

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Tonya A. Miller**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 28 day of October 2020.

L. Ethan Treutle

Notary Public

My Commission Expires: September 06, 2022

L. ETHAN TREUTLE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY