THIS DOCUMENT PREPARED BY:
HOMESTEAD TITLE & ESCROW, LLC
405 TWO MILE PIKE, SUITE F
GOODLETTSVILLE, TN 37072

MAP: 105090
PARCEL: 176.00

NEW OWNER'S ADDRESS
Wade Lane LLC
PO Box 23108
Nashville, TN 37202

SEND TAX BILLS TO:
Truist Bank fka SunTrust
PO Box 47047
Atlanta, GA 30362

Karen Johnson Davidson County
Batch# 509131 DEEDQC
11/05/2020 09:33:28 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20201105-0129606

QUITCLAIM DEED

FOR AND IN CONSIDERATION of no monetary consideration for this transfer, being to an Limited Liability Company of which the Grantor(s) are both the Grantors and the Beneficiaries, we, Frank Reid Shippen, joined by my wife, Stephanie King Shippen, Grantors, by these presents do hereby quitclaim and convey unto Wade Lane LLC, Grantee, their successors and assigns all of our interest in the following described tract or parcel of land, to wit:

Land in Davidson County, Tennessee, being Lot No. 36 on the Plan of A.B. Hill Subdivision of the Plant Land, of record in Book 332, Page 65 (erroneously stated page 54 in previous deed but corrected by Scrivener's Affidavit of record in Instrument No. 20120210-0012043), Register's Office for Davidson County, Tennessee, to which plan reference is hereby made.

Being the same property conveyed to Frank Reid Shippen, a married man by Quitclaim Deed dated 12/8/16 from Frank Reid Shippen and Stephanie King Shippen, Trustees of The Shippen Revocable Living Trust dated October 23, 2014 of record in Instrument No. 20161212-0129780, Register's Office for Davidson County, Tennessee.

This is (X) improved ( ) unimproved property known as: 1109 W. Grove Avenue, Nashville, TN 37203.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF we have hereunto set our hands on the 1st day of October, 2020.

Frank Reid Shippen

Stephanie King Shippen

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, Frank Reid Shippen and Stephanie King Shippen, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such persons executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 1st day of October, 2020.

Karen B. Heavener
Notary Public

My Commission Expires: 7/3/23

KAREN B HEAVENER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 03, 2023

The actual consideration or value whichever is greater, for this transfer is $0.

Affiant

Sworn and subscribed before me, this the 1st day of October, 2020.

Karen B. Heavener
Notary Public

My Commission Expires: 7/3/23

KAREN B HEAVENER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 03, 2023