Karen Johnson Davidson County
Batch# 512365 DEEDQC
11/09/2020 01:21:59 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20201109-0131509

This instrument prepared by:
The Law Office of Ryan Trammel, PLLC
P.O. Box 683
Lebanon, TN 37088-0683

STATE OF TENNESSEE
COUNTY OF Wilson

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Clara H Miley
Affiant

RYAN TRAMMEL STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Sworn to and subscribed before me this 30th **day of October, 2020.**

Ryan J
Notary Public
My commission expires: 12-6-2020

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND THE LAW OFFICE OF RYAN TRAMMEL, PLLC, SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT OR LEGAL AND/OR TAX-RELATED COUNSEL.

Address of New Owner:	Send Tax Bills to:	Tax Information
Clara H. Miley Violet Elizabeth Phillips 159 Jacksonian Drive Hermitage, TN 37076	New Owner	074080260.00

QUITCLAIM DEED

For consideration, the receipt and sufficiency whereof is hereby acknowledged, the undersigned, **Clara H. Miley, unmarried, and Violet Elizabeth Phillips, unmarried,** in order to correct and confirm the vesting of title in the subject property, hereby quitclaim and convey to **Clara H. Miley and Violet Elizabeth Phillips**, as Joint Tenants With Rights of Survivorship, all of their right, title and interest in and to the following tract or parcel of land in **Davidson** County, Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot No. 1000 on the plan of Hermitage Hills, Section Ten, of record in Plat Bok 3600, Page 50, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more a more complete description.

Being the same property conveyed to Clara H. Miley or Violet Elizabeth Phillips by deed from Clara H. Miley, recorded in Instrument No. 201807300073825, said Register's Office.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

WITNESS my hand this 30th day of October, 2020.

Clara H. Miley

Violet Elizabeth Phillips

STATE OF TENNESSEE
COUNTY OF Wilson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Clara H. Miley and Violet Elizabeth Phillips**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the within instrument for the purposes therein contained.

Witness my hand this 30th day of October, 2020.

Notary Public

My Commission expires: December 6, 2020

RYAN TRAMMEL
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY