THIS INSTRUMENT PREPARED BY:
McCann & Hubbard
1804 Williamson Court
Suite 201
Brentwood, Tennessee 37027

Karen Johnson Davidson County
Batch# 519186 DEEDQC
11/19/2020 01:38:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20201119-0136400

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me this 6th day of November 2020.

NOTARY PUBLIC
My Commission Expires: _____

ALICIA R HAMILTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMMISSION EXPIRES: JULY 26, 2021

ADDRESS OF NEW OWNER:
Eric Britt
1309 Porter Road
Nashville, Tennessee 37206

SEND TAX BILLS TO:
New Owner

MAP AND PARCEL:
Map 083-03-0, Parcel 147.00

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, Whitney Sullivan, an unmarried woman, Grantor, hereby quitclaims and conveys all of her undivided rights, title and interests to the hereinafter described property to Eric Britt, an unmarried man, Grantee. Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee, being Lot No. 33 on the Map showing subdivision for Mrs. Minnie Martin Lot 58 and part 59, Brownsville, of record in Plat Book 547, Page 137, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Eric Britt and Whitney Sullivan, husband and wife, by Warranty Deed from Richard A Del Carlo, Trustee of the Del Carlo Family Trust, of record in Instrument No. 20170822-0086242, Register's Office for Davidson County, Tennessee. Eric Britt and Whitney Sullivan have since divorced.

Said property is conveyed subject to such restrictions, encumbrances, and limitations as may affect the premises. Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantee. This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.

This is improved property known as 1309 Porter Road, Nashville, Tennessee 37206.

IN WITNESS WHEREOF, the said parties hereto have hereunto set their signatures on this the 6th day of November, 2020.

Whitney Sullivan

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Whitney Sullivan, with whom I am personally acquainted (or who proved to me her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument on for the purposes therein contained.

This the 6th day of November, 2020.

My Commission Expires:_____

Notary Public

ALICIA R HAMILTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

MY COMMISSION EXPIRES:
JULY 26, 2021

True Copy Certification

I, Russell J. McCann, 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 Williamson

Personally appeared before me, Alicia Hamilton, a notary public for this county and state, Russell J. McCann who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: _____

Notary' Seal

ALICIA R HAMILTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

MY COMMISSION EXPIRES:
JULY 26, 2021