Karen Johnson Davidson County
Batch# 540222 DEEDQC
12/22/2020 01:40:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20201222-0152333

THIS INSTRUMENT PREPARED BY:
Homeland Title, LLC
1896 General George Patton Drive
Franklin, TN 37067
(615)599-9959

STATE OF Tennessee
COUNTY OF Williamson

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

Affiant

JACOB BUSH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

SUBSCRIBED AND SWORN to before me, this the 3 day of DECEMBER, 2020.

Notary Public
My Commission Expires: 2/7/2024

Address New Owner:	Send Tax Bills To:	Map-Parcel No.:
Landon Funk and Jennifer Price 4500 Rockdale Fellowship Rd Mount Juliet, TN 37122	New Owner	075-09-0-223.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of no dollars and no cents, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Landon Funk** ("Grantors"), have bargained and sold, and by these presents does hereby Quitclaim and convey unto **Landon Funk and Jennifer Price, husband and wife** ("Grantees"), their heirs and assigns, all of their right, title and interest in and to that certain real property in **Davidson County**, Tennessee, together with all rights, privileges and appurtenances thereto and any improvements thereon (the "Premises"), as more particularly described as follows:

Land in Davidson County, Tennessee, being Lot 1087, as shown on the map entitled Heritage Hills Subdivision, Section 9, of record in Plat Book 3600, Page 97, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Said Lot No. 1087 fronts 76.0 feet on the southerly margin of Plantation Drive and runs back between lines, measuring 176.51 feet on the easterly line and 137.7 feet on the westerly line to a dead line in the rear, measuring 93.78 feet thereon.

Being the same property conveyed to Landon Funk, an unmarried man by Warranty Deed from Celestia Faye Braden Frost Smith, Devisee and Co-Executrix of the Estate of Thelma Ables Braden and husband, Raymond C. Smith, Billy Wayne Braden, Devisee and Co-Executor of the Estate of Thelma Ables Braden and wife, Teana Cagle Braden, and Larry Edmondson, Bankruptcy Trustee for Celestia Faye Braden Frost Smith and Raymond C. Smith of record in Instrument No. 20091230-0118672, Register's Office for Davidson County, Tennessee, dated December 28, 2009 and

recorded on December 30, 2009.

All information has been provided by the parties involved. No title search has been performed and preparer takes no liability as to the accuracy of the information contained herein.

This is improved property known as 4009 Plantation Drive, Hermitage, TN 37076.

IN WITNESS WHEREOF, Grantor(s) have executed this instrument as of the 3 day of December, 2020.

GRANTOR:

Landon Funk

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 3 day of December, 2020, before me personally appeared Landon Funk, to me this day and acknowledged and executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 3 day of December, 2020.

Notary Public

My Commission Expires: 5/2/22

(SEAL)

SARAH SIMMONS
TENNESSEE NOTARY PUBLIC
My Comm Exp. May 02, 2022
COUNTY OF DAVIDSON

True Copy Certification

I, Lori Patterson, 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 therewith 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, Pam Smithson, a notary public for this county and state, Lori Patterson, 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: 03/13/2022

