THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **10 Burton Hills, Suite 130** **Nashville, TN 37215** Karen Johnson Davidson County Batch# 544561 **DEEDQC** 01/04/2021 12:24:54 PM 2 pgs Fees: $12.00 Taxes: $0.00 20210104-0000577	STATE OF TENNESSEE) COUNTY OF WILLIAMSON) The actual consideration for this transfer is: $-0-. Affiant Subscribed and sworn to before me, this 19th day of November, 2020. Notary Public My Commission Expires:

RYAN DIECK STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES MAY 7, 2024

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
GARRET TANNER HICKLIN 3508 Murphy Road Nashville, TN 37205	New Owner	104 05 0 099.00

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, **Garrett Tanner Hicklin, an unmarried man,** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to **Garrett Tanner Hicklin and Elizabeth H. Hicklin, 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:

Lying and being in Davidson County, Tennessee, and being Lot No. 10 on the map of Hardison and Young's lots in West End Park, Being Subdivision of lots 41,2,3,4,5,6,7, & 48 of original plan of West End Park, of record in Book 421, Page 190, in the Register's Office of Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Garrett Tanner Hicklin, an unmarried man, by Warranty Deed from Evans Smith and wife, J. Meagan Smith, formerly known as Meagan Segebarth, of record in Instrument No. 20171103-0113047, in the Register's Office of Davidson County, Tennessee, dated November 02, 2017 and recorded on November 03, 2017. Also see Affidavit of Scrivener's Error of record in Instrument No. 20200807-0087877, in the Register's Office of Davidson County, Tennessee.

Grantor covenants that they are lawfully seized and possess said real property in fee simple, have a good right to convey it, and that the same is unencumbered, except for 2020 taxes that are not yet due and payable, as well as any restrictions, conditions and easements of record.

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 19th day of November, 2020.

Garrett Tanner Hicklin

STATE OF TENNESSEE)

COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Garrett Tanner Hicklin, an unmarried man, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 19th day of November, 2020.

RYAN DIECK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MAY 7, 2024

Notary Public
My Commission Expires: _____