Karen Johnson Davidson County
Batch# 555867 DEEDQC
01/19/2021 09:47:19 AM 1 pg
Fees: $12.00 Taxes: $0.00
20210119-0007578

FROM: David Flynn, married

TO : David Flynn and Jennifer Flynn, husband and wife

QUITCLAIM DEED

Address of New Owner:	**Send Tax Bills To:**	**Map & Parcel:**
David Flynn 756 Harpeth Trace Drive Nashville, TN 37221	OWNER	143-2B-32

THIS INSTRUMENT WAS PREPARED BY

Advantage Title and Escrow
1321 Murfreesboro Pike, Ste. 823

Nashville, TN 37217

Prepared from information furnished by the parties

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever greater, for this transaction is $ -0-

Affiant

Subscribed and sworn to before me this the 13 day of January, 2021

Notary Public
Commission Expires: _____

KASEY KELCHNER STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY My Commission Expires 11-17-2024

I, David Flynn, do hereby quitclaim to David Flynn and Jennifer Flynn, husband and wife, all their rights, title and interest in the following land located in Davidson County, Tennessee described as follows: To-Wit:

Land in Davidson County, Tennessee, being Unit No. 32 on the Plan of (Revised) Treetops at Harpeth Trace, as of record in Plat Book 6250, Page 455, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to David Flynn, married, by deed of record in Instrument No. 20050721-0085147, Register's Office for Davidson County, Tennessee.

This is improved property (X) known as 756 Harpeth Trace Drive, Nashville TN 37221.

Witness our hand(s) this the 13 day of January, 2021.

David Flynn

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David Flynn the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor and who acknowledged that HE executed the within instrument or the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 13 day of January, 2021 .

Notary Public
Commission Expires: _____

KASEY KELCHNER STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY My Commission Expires 11-17-2024