THIS INSTRUMENT PREPARED BY
AND AFTER RECORDING RETURN TO:

Bell & Alexander Title Services, Inc.
8110 Isabella Lane, Ste 200
Brentwood, TN 37027

Address New Owner(s) as follows:

Brooke A Huppenthal
316-B Pioneer Lane
Nashville, TN 37206

Send Tax Bill to:
Owner

Map-Parcel Numbers:
083-07-2A-002.00-CO

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 the 29 day of January, 2020.

Notary Public

My Commission Expires:
9-6-22

DIANA K GALL
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **JOHN F. HUPPENTHAL AND JENNIFER P. HUPPENTHAL, HUSBAND AND WIFE,** HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER, CONVEY AND QUITCLAIM UNTO **BROOKE A. HUPPENTHAL, A SINGLE WOMAN,** HEREINAFTER CALLED GRANTEE(S), HIS HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN **DAVIDSON COUNTY**, STATE OF **TENNESSEE**, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Karen Johnson Davidson County
Batch# 566310 **DEEDQC**
02/03/2021 08:58:23 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20210203-0015242

See attached "Exhibit A".

Said property is conveyed also subject to such other limitations, restrictions, and encumbrances as may affect the premises.

Said property is commonly referred to as 316-B Pioneer Lane, Nashville, TN 37206.

IN WITNESS WHEREOF, the undersigned has executed this instrument this 23 day of JANUARY, ~~2020.~~ 2021 PBK

By: John F. Huppenthal

By: Jennifer P. Huppenthal

STATE OF ARIZONA
COUNTY OF MARICOPA

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **John F. Huppenthal and Jennifer P. Huppenthal,** the Grantors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 23RD day of JANUARY, ~~2020.~~ 2021 PBK

My commission expires: 10/25/21

Notary Public

NOTARY PUBLIC
STATE OF ARIZONA
Maricopa County
PETER B KUZO
My Commission Expires October 25, 2021

Exhibit A

Land in Davidson County, Tennessee, being Unit No. B on the Plan of 316 Pioneer Lane, a Townhouse Planned Unit Development (Horizontal Property Regime with Private Elements) having been established by the Declaration of Covenants, Conditions, and Restrictions of record in Instrument No. 20161031-0115028, Register's Office for said Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to John F. Huppenthal and Jennifer P. Huppenthal, husband and wife, and Brooke A. Huppenthal, a single woman by Warranty deed from Lilley TN Properties, LLC, of record in Instrument No. 20180327-0028486, recorded on 03/27/2018, Register's Office for said County.