Karen Johnson Davidson County
Batch# 586304 DEEDQC
03/08/2021 09:29:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20210308-0029774

THIS INSTRUMENT PREPARED BY:

Lockeland Law Group, PLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Rex Runyeon 825 Stockell Street Nashville, TN 37207	New Owner	082-07-0-071.00

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Richard Dean Runyeon, III, an unmarried man,** by these presents does hereby quitclaim and convey unto **Rex Runyeon, a married man,** his heirs, successors and assigns, all of his right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 77 on the Plan of Dr. D.S. Lindsley's Addition to Edgefield of record in Plat Book 57, Page 25, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Rex Runyeon, an unmarried man by Warranty deed from Casey Bergh of record in Instrument No. 20180316-0024914 Register's Office for Davidson County, Tennessee, dated March 15, 2018 and recorded on March 16, 2018.

Being the same property conveyed to Rex Runyeon and Richard Dean Runyeon, III, as tenants in common with right of survivorship by QuitClaim deed from Rex Runyeon, an unmarried man of record in Instrument No. 20180508-0044118 Register's Office for Davidson County, Tennessee, dated May 04, 2018 and recorded on May 08, 2018.

Being also known as 825 Stockell Street, Nashville, Tennessee 37207.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the
26th day of February, 2021.

RMDR 2021-02-26
Affiant

Notary Public

My commission expires:
(Affix Seal)
May 03, 2021

DREW T. BANDY
State of Tennessee
Online Notary Public
County of Davidson
My Commission Expires:
May 03, 2021

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed effective as of the 25th day of February, 2021.



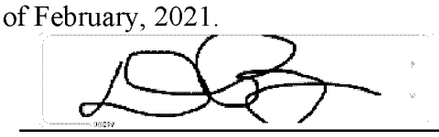
2021-02-26

Richard Dean Runyeon, III

STATE OF TENNESSEE
COUNTY OF DAVIDSON

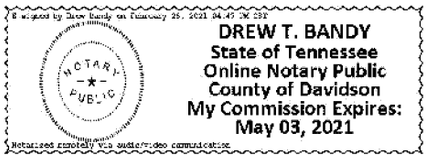
Personally appeared by audio-video communication before me, the undersigned, a Notary Public in and for the County and State, the within named **Richard Dean Runyeon, III**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal 26th day of February, 2021.



Notary Public

My Commission Expires: May 03, 2021



True Copy Certification

I, **Angie Lawless**, 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 **TN**
County of **Davidson**

Personally appeared before me, **J. Brandon Miller**, a notary public for this county and state, **Angie Lawless** 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: 5-2-22

J. BRANDON MILLER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-02-2022