THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **10 Burton Hills Blvd Ste 130** **Nashville, TN 37215**	STATE OF TENNESSEE) COUNTY OF WILLIAMSON) The actual consideration for this transfer is: $-0-. MG Affiant Subscribed and sworn to before me, this _____ day of March, 2021. Notary Public My Commission Expires: _____

Karen Johnson Davidson County
Batch# 598711 **DEEDQC**
03/23/2021 01:45:06 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20210323-0038323

HOLLY DEES NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY MY COMMISSION EXPIRES MARCH 7, 2023

QUITCLAIM DEED

Address New Owner: Hayes M. Ragan and Katherine P. Ragan 624 Barrywood Drive Nashville, TN 37220	Send Tax Bills To: New Owner	Tax Information: 146 07 0 071.00

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, **Hayes M. Ragan, married,** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to **Hayes M. Ragan and Katherine P. Ragan, 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:

Land in Davidson County, Tennessee being Lot No. 96 on the Plan of Section One Revised, Crieve Hall Estates, as of record in Plat Book 1835, Pages 122, 123, and 124, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Hayes M. Ragan, unmarried, by Warranty Deed from Paul B. Rieger and Kimberly K. Wright, now Rieger, married, of record in Instrument No. 20151119-0117617, in the Register's Office of Davidson County, Tennessee, dated November 17, 2015 and recorded on November 19, 2015.

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 2021 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 15th day of March 2021.

Hayes M. Ragan

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Hayes M. Ragan, 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 15th day of March 2021.

Notary Public
My Commission Expires:

