RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
580 Franklin Rd., Ste 203
Franklin, TN 37069

Karen Johnson Davidson County
Batch# 599642 DEEDQC
03/24/2021 03:18:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20210324-0039079

File No.: TN2014524

QUITCLAIM DEED

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 Oct 2020

Katherine Warren
NOTARY PUBLIC

My commission expires: 4-13-22

KATHERINE WARREN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD Exp. 4-13-2022

THIS INSTRUMENT PREPARED BY:
Limestone Title & Escrow, LLC, 580 Franklin Rd., Ste 203, Franklin, TN 37069

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lindsey Erwin Holodnak, 1278 Massman Drive Nashville, TN 37217	Lindsey Erwin Holodnak, 1278 Massman Drive Nashville, TN 37217	107 140 A 029.00CO

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged; the undersigned, **James Ryan Holodnak, a/k/a James Holodnak, unmarried,** hereinafter called the Grantor(s), has quitclaimed and sold and by these presents do hereby quitclaim all my right, title and interest unto **Lindsey Erwin Holodnak, a/k/a Lindsey Holodnak, unmarried,** hereinafter called the Grantee(s), his heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. 29 as shown on the Plan of Copperfield Terrace of record in Plat Book 6250, page 50, Register's office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to James Holodnak and Lindsey Holodnak, husband and wife from Adriane N. Haynes, unmarried by Warranty Deed dated 09/30/2016 and recorded 10/05/2016 in Instrument No. 20161005-0105056, Register's office of said County. This conveyance is made pursuant to that Final Decree of Divorce filed October 20, 2020 at Docket No. 2020-CV-716, in the Circuit Court for Sumner County, Tennesee at Gallatin.

The address of the herein described property is believed to be 1278 Massman Drive, Nashville, TN 37217, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

WITNESS MY HAND, this 29 DAY OF Oct, 2020

James Ryan Holodnak

STATE OF
COUNTY OF

Personally appeared before me, a Notary Public, **James Ryan Holodnak, a/k/a James Holodnak, unmarried**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this 29 DAY OF Oct, 2020

Notary Public

Amanda McConnell
Printed Notary Name

My commission expires: 10/29/22

NOTARIAL SEAL
STATE OF OHIO

Amanda McConnell
Notary Public, State of Ohio
Expires October 29, 2022

True Copy Certification

I, **Jennifer L. Pennell**, 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 Tennessee

County of Williamson

Personally appeared before me, **Katherine Warren**, a notary public for this county and state, **Jennifer L. Pennell** 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: 4-13-22

KATHERINE WARREN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD Exp. 4-13-2022