Karen Johnson Davidson County
Batch# 619529 DEEDQC
04/21/2021 09:24:19 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210421-0053165

THIS INSTRUMENT WAS PREPARED BY:
LISA MILLICAN EWING, ESQ
214 SECOND AVENUE, NORTH, SUITE 403
NASHVILLE, TENNESSEE 37201

NO TRANSFER TAX IS DUE ON THIS CONVEYANCE PURSUANT TO TENNESSEE CODE ANNOTATED SECTION 67-4-409(a)(3)(A) AND NO OATH OR VALUE IS REQUIRED PURSUANT TO TENNESSEE CODE ANNOTATED SECTION 67-4-409(a)(5).

Address New Owner as Follows:	Send Tax Bills to:	Map-Parcel
Robin Dee Yawn	Acopia, LLC	182150B24600CO
3277 Longstalk Road	306 Northcreek Blvd., Suite 100	
Antioch, TN 37013	Goodlettsville, TN 37072	

State of Tennessee)
County of Williamson

The undersigned, after being first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Divorce Decree and Marital Dissolution Agreement in that certain case styled Robin Dee Yawn v. Byron Forrest Yawn, Civil Action No.: 49482M in the Chancery Court for Williamson County, Tennessee, and that there was no other consideration given for this matter.

Robin Dee Yawn
Affiant/ Robin Dee Yawn

Sworn to and subscribed before me, this 13th day of April, 2021.

Anne Clinton
Notary Public
My commission expires: January 28, 2028

ANNE CLINTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires 1/28/2028

QUITCLAIM DEED

This is a transaction exempt from tax pursuant to T.C.A. Sec. 67-4-409(E) and is executed in accordance with the terms and conditions of the Marital Dissolution Agreement executed in that certain case styled Robin Dee Yawn v. Byron Forrest Yawn, Action No.: 49482M in the Chancery Court for Williamson County, Tennessee. Accordingly, Byron Forrest Yawn ("Grantor") does hereby quitclaim unto the said Robin Dee Yawn ("Grantee"), his successors, heirs and assigns all of his right, title and interest in and to that certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, Being Lot No. 246 on the plan of Final Plat, Clover Glen, Phase 4, as shown on plat of record in instrument 2019-0718-0070553, Register's Office of Davidson County, reference to which is hereby made for a more complete description.

Being part of the same property conveyed to Robin Dee Yawn, a married woman, by Special Warranty Deed dated November 16, 2020, from Meritage Homes of Tennessee Inc., an Arizona Corporation of record in Instrument PL 2019-0718-0070553, Register's Office of Davidson County, Tennessee.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restriction, and encumbrances as may affect the premises.

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND LISA MILLICAN EWING, ATTORNEY, SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION OR SETTLEMENT.

IN WITNESS WHEREOF, I have hereunto set my hand on this 13 day of April, 2021.

Byron Forrest Yawn

STATE OF TENNESSEE)
COUNTY OF Williamson)

Personally, appeared before me, the undersigned, a Notary Public in and for said County and State, Byron Forrest Yawn with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 13th day of April, 2021.

NOTARY PUBLIC

My commission expires: January 28, 2028

ANNE CLINTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires 1/28/2028