This instrument was prepared by:
Jacqueline B. Dixon
Weatherly & Dixon, PLLC
424 Church Street
Suite 2260 Fifth Third Center
Nashville, TN 37219-2351

Karen Johnson Davidson County
Batch# 624675 DEEDQC
04/28/2021 02:36:34 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20210428-0056889

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.:
Deborah J. Harris 5824 Fredricksburg Drive Nashville, TN 37215	Same	145-06-0-019.00

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater, for this transfer is Zero Dollars ($0.00).

JACQUELINE B. DIXON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Deborah J Harris

SWORN TO AND SUBSCRIBED before me this 28th day of April 2021.

NOTARY PUBLIC
My Commission Expires: March 6, 2024

This Transaction Is Exempt from Tax Pursuant to T.C.A. §67-4-409(a)(3)(E), and PURSUANT TO AND IN CONSIDERATION OF the terms of a certain Marital Dissolution Agreement incorporated in the Final Decree of Divorce entered on April 28, 2021, in the Third Circuit Court for Davidson County, Tennessee, in the case of *Deborah Jane Shelton Harris v. Tom Brooks Harris III*, Docket Number 21D85, Tom B. Harris III has bargained and sold, and by these presents does transfer, quitclaim, and convey unto the said Deborah J. Harris, her heirs, successors, and assigns, all his right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 9 on the Plan of Tyne Valley Estates, Section 4, of record in Plat Book 3600, Page 10, 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 Tom Brooks Harris, III and Deborah S. Harris, husband and wife, by Warranty Deed dated September 28, 2018, and being placed of record as Instrument No. 20181001-0096895, Register's Office for Davidson County, Tennessee.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

This is improved property known as: 5824 Fredricksburg Drive, Nashville, Tennessee 37215

JACQUELINE B. DIXON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Jacqueline B. Dixon a Notary Public in and for said County and State, the within named Tom B. Harris III, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 28th day of April, 2021.

NOTARY PUBLIC
My Commission Expires: March 6, 2024

Disclaimer

Preparer of this document makes no warranties as to title on the property herein conveyed. This deed was prepared from information furnished to preparer and preparer makes no warranties as to the accuracy of information furnished.