Prepared by/Return to: Mark B. Leedom, Esq. 7065 Moores Ln Ste 100 Brentwood, TN 37027 Karen Johnson Davidson County Batch# 635152 DEEDQC 05/13/2021 10:55:30 AM 3 pgs Fees: $17.00 Taxes: $0.00 20210513-0064669	STATE OF TENNESSEE COUNTY OF Davidson The actual consideration or value, whichever is greater, for this transfer is $-0. Affiant Subscribed and sworn to before me, this 6th day of May, 2021. Notary Public My commission expires: 9/7/21 MARK B. LEEDOM STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

QUITCLAIM DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Number
Nathan R. Montgomery	New Owner	147-06-0-64.00
4820 Shadecrest Drive		
Nashville, TN 37211		

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the herein GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, NATHAN R. MONTGOMERY, RICKEY G. MONTGOMERY, and KATHY E. MONTGOMERY, " GRANTOR(S)", by these presents, does hereby quitclaim and convey unto NATHAN R. MONTGOMERY and wife, HALEY E. MONTGOMERY, and RICKEY G. MONTGOMERY and wife, KATHY E. MONTGOMERY, tenants in common with rights of survivorship, "GRANTEE(S)", his/her/their successors, heirs and assigns all of his/her/their rights, title and interests in and to a certain tract or parcel of land in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot 48 on the Plan of Caldwell Hall, Section I, as revised, of record in Book 2900, Pages 57-59, Register's Office of said County, to which reference is hereby made for a more particular description.

Being the same property conveyed to Nathan R. Montgomery, and Rickey G. Montgomery and wife, Kathy E. Montgomery, by Warranty Deed from Stephen E. Mabry and wife, Charlotte A. Mabry, dated 11/24/09 of record in Instrument No. 20091204-0111213, Register's Office of Davidson County, Tennessee.

Subject to any and all covenants, conditions, restrictions, easements, and encumbrances of record in the Register's Office of Davidson County, Tennessee.

For recital purposes, the above-described property is improved property known as 4820 Shadecrest Drive, Nashville, TN 37211.

Preparer makes no representation as to the accuracy of the information contained herein, this instrument having been prepared without benefit of title search upon information furnished by the parties hereto.

WITNESS my/our hand(s) this 6th day of May, 2021.

NATHAN R. MONTGOMERY

RICKEY G. MONTGOMERY

KATHY E. MONTGOMERY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, Nathan R. Montgomery, Rickey G. Montgomery, and Kathy E. Montgomery, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 6th day of May, 2021.

My commission expires: 9/7/21

NOTARY PUBLIC

MARK B. LEEDOM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

True Copy Certification

I, KRISTEN TRAINI, 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 SUMNER

Personally appeared before me, the undersigned, a notary public for this county and state, KRISTEN TRAINI who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Jennifer Russell
Notary's Signature

My Commission Expires: 03/01/2025
Notary's Seal (if on paper)

