QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 650274 DEEDQC
06/07/2021 09:25:37 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20210607-0075682

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $NONE

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS DAY OF JUNE, 2021.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY
Premier Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, TN 37215

THE PURPOSE OF THIS DEED IS TO COMBINE TWO TRACTS/PARCELS INTO ONE MAP & PARCEL

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Timothy Paul MacNeil and Suzanne Kay MacNeil	New Owner	155-00-4-A-001.00CO & 155-03-0-A-041.00CO
(NAME) 8076 Poplar Creek Road	(NAME)	
(ADDRESS) Nashville, TN 37221	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **TIMOTHY PAUL MACNEIL AND SUZANNE KAY MACNEIL**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER, QUITCLAIM AND CONVEY UNTO **TIMOTHY PAUL MACNEIL AND SUZANNE KAY MACNEIL,,** HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS AND ASSIGNS, CERTAIN TRACTS OR PARCELS OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Parcel I:
Land in Davidson County, Tennessee, being Lot No. 33 on the Plan of Section I, Rolling River Estates, of record in Plat Book 4860, Page 27, as amended in Instrument Number 20060807-0096408, in the Register's Office for Davidson County.

LESS AND EXCEPT that portion of the property conveyed to Metropolitan Government of Nashville and Davidson County, Tennessee for right of way purposes by Warranty Deed of record in Book 8434, Page 299, Register's Office for Davidson County, Tennessee, to which deed reference is here made for a more complete description of the excluded property.

Parcel II:
Land in Davidson County, Tennessee, being Lot No. 34 on the Plan of Rolling Rivers Estates, Section I of record in Plat Book 4860, Page 27, in the Register's Office for

Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

LESS AND EXCEPT that portion of the property conveyed to Metropolitan Government of Nashville and Davidson County, Tennessee for right of way purposes by Warranty Deed of record in Book 8421, Page 981, Register's Office for Davidson County, Tennessee, to which deed reference is here made for a more complete description of the excluded property.

Being the same property conveyed to TIMOTHY PAUL MACNEIL AND SUZANNE KAY MACNEIL, by Deed of record in Instrument No. 20191126-0121990, in the Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO ALL MATTERS WHICH MAY AFFECT THE PREMISES.

THIS PURPOSE OF THIS DEED IS TO COMBINE THE 2 SEPARATE MAP AND PARCEL NUMBERS INTO 1 MAP AND PARCEL

unimproved ☐
This is improved ☒ property, known as 8076 Poplar Creek Road, Nashville, TN 37221
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my hand this 4th day of June, 2021.

Timothy Paul MacNeil

Suzanne Kay MacNeil

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Timothy Paul MacNeil and Suzanne Kay MacNeil with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 4th day of June, 2021.

Notary Public

My Commission Expires: _____