Batch# 650460 DEED&C
06/07/2021 11:55:58 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20210607-0075914

THIS DOCUMENT PREPARED BY: **Brian Shelton** Carter Shelton Jones, PLC 2021 Richard Jones Road, Suite 240 Nashville, TN 37215	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration for this transfer is NONE. L. Ralph Affiant Subscribed and sworn to before me, this 2nd day of June 2021. Notary Public My Commission Expires: 11/6/202

BRIAN S SHELTON STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

Address of new owner: The Ewing Steele Trust dated June 2nd, 2021 3905 Wayland Drive Nashville, TN 37215	Send Tax Bills to: SAME	Map-Parcel Numbers: 13011011500

QUITCLAIM DEED

KNOW ALL PERSONS by these presents that NATHAN CHAPMAN AND STEPHANIE CHAPMAN, Husband and Wife (together the "Grantors"), for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, and for the purpose of transferring their entire interest in the subject parcels of real property, hereby release, remise and quitclaim unto, The Ewing Steele Trust dated June 2nd, 2021, all right, title and interest of the Grantors in and to certain tracts or parcels of land in Tennessee, being more particularly described on Exhibit A attached hereto and incorporated herein by reference.

The subject realty is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

Tennessee Code Annotated Section 35-15-510 shall apply to this property and any proceeds of this property.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record. Grantors and Grantee

acknowledge that this Quitclaim Deed was prepared from information in prior deeds; that no request was made that Brian S. Shelton or Carter Shelton Jones, PLC perform a title examination; and that neither Brian S. Shelton nor Carter Shelton Jones, PLC shall have any liability for the status of the title to the property or for the accuracy of such information.

WITNESS our hands on June 2, 2021.

Nathan Chapman

Stephanie Chapman

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Nathan Chapman and Stephanie Chapman, with whom I am personally acquainted, and who acknowledged that such persons executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal on June 2, 2021.

Notary Public

My Commission Expires: 11/16/2021

BRIAN S SHELTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

EXHIBIT A
Legal Description

Land in Davidson County, Tennessee, being Lot 18, RESUBDIVISION OF LOT NOS. 18 & 19, TYNE MEADE, SECTION IV, as shown on plat of record in Plat Book 6050, Page 538, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Nathan Chapman and Stephanie Chapman, Husband and Wife, by Warranty Deed dated August 15, 2014, from Jackson L. Ross III and wife, Lauren R. Ross, of record as Instrument Number 20140820-0075525, Register's Office, Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of RESUBDIVISION OF LOT NOS. 18 & 19, TYNE MEADE, SECTION IV, as recorded in Plat Book 6050, Page(s) 538 and Plat Book 1424, Page 25.

Covenants, conditions, restrictions, easements or servitudes, if any, appearing in the public records.

This is improved property located at 3905 Wayland Dr Nashville TN 37215.