QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 670152 DEEDQC
07/02/2021 10:58:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20210702-0089981

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 THE 17th day of June, 2021.

Notary Public

MY COMMISSION EXPIRES: 11/8/21

(AFFIX SEAL)

MELISSA R SHAFFER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY
GREATER NASHVILLE TITLE, LLC
4603 Gallatin Pike
Nashville, TN 37216

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES, A THIRD PARTY, AND/OR RECORD TITLE WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. THE PREPARER ASSUMES NO LIABILTY AS TO THE ACCURACY OR CONTENT THEREOF. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND NEITHER GREATER NASHVILLE TITLE, LLC NOR ITS ATTORNEYS SHALL BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT, OR LEGAL AND/OR TAX RELATED COUNSEL.

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Keith Borgman	New Owners	074-04-0-117.00
5067 Stewarts Ferry		
Mt. Juliet, TN 37122		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **Keith Borgman,** "the Grantor," by these presents does hereby quitclaim and convey unto **Kimberly Schweppe** "the Grantee," their heirs and assigns, a 50 percent (50%) interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 140 on the Plan of Hermitage Hills Subdivision, Section XII, as of record in Plat Book 4675, page 125, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Donald Schweppe and Keith Borgman by deed from ATFH Real Property, LLC, of record in Instrument No. 20090507-0042309 Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Keith Borgman, by Quitclaim Deed from Donald Schweppe, of record in Instrument No. 20130108-0002276 Register's Office for Davidson County.

This is improved property, known as 739 Linden Green Drive, Hermitage, TN 37076.

SAID PROPERTY IS CONVEYED SUBJECT TO SUCH LIMITATIONS AND ENCUMBRANCES, IF ANY, AS MAY AFFECT THE PREMISES AND SUBJECT TO ANY RESTRICTIONS, EASEMENTS, ETC., OF PUBLIC RECORD THAT MAY AFFECT SUBJECT PROPERTY.

IN WITNESS WHEREOF, I have hereunto set my hand this the 17th day of June, 2021.

Keith Borgman

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Keith Borgman,** the bargainer, with whom I am personally acquainted (~~or who proved to me on the basis of satisfactory evidence~~), and who has acknowledged that he executed this instrument for the purpose set forth herein.

Witness my hand and official seal at Nashville, Tennessee this the 17th day of June, 2021.

My commission expires:
SEPT. 2, 2024

Notary Public

MELISSA ANN McBRIDE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Tennessee Certification of Electronic Document

I, Steven D. Sser, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on June 18, 2021 (date of document).

Affiant Signature

6/18/2021
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me on this 18 day of June, 2021.

Notary Signature

My Commission Expires: 9-2-2024

