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Karen Johnson Davidson County
Batch# 691308 DEEDQC
08/05/2021 10:39:48 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20210805-0105359

THIS INSTRUMENT PREPARED BY:
Southland Law Group, PLLC
7101 Executive Center Drive, #151
Brentwood, TN 37027

NEW OWNER:
Caitlin H. Cadden
Blake C. Cadden
5314 B Indiana Ave.
Nashville, TN 37209

SEND TAX BILLS TO:
NEW OWNER

MAP/PARCEL:
91-11-405

This instrument was drafted from information furnished by the parties. No representation or warranty is made by the preparer as to the accuracy of anything set forth herein. The parties have waived performance of a title search, title opinion letter or title insurance by the preparing attorney.

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that We, Caitlin H. Cadden, formerly known as Caitlin Hornsby, and Claude S. Hornsby, for and in consideration of Ten and no/100's ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold and do hereby convey remise, release and forever quitclaim unto **Caitlin H. Cadden and husband, Blake C. Cadden,** all our interest, if any, whether marital or otherwise, in and to a certain tract of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee. Being Lot No. 1227 in Block 176 in Extension of Plan No.1, West Nashville, as of record in Book 57, Page 173, which is an extension of the original Plan No.1 of West Nashville of record in Book 57, Pages 74 and 75, Register's Office for said County, to which Plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Caitlin Hornsby and Claude S. Hornsby, Tenants in Common With Right of Survivorship by warranty deed from SLEGAE, LLC, a Tennessee Limited Liability Company dated the 7th day of November, 2014 and recorded on November 10, 2014 in Instrument No. 20141110-0103737, Register's Office for Davidson County, Tennessee. Caitlin Hornsby has since married Blake C. Cadden and is now known as Caitlin H. Cadden.

This is improved property known as 5314 B Indiana Avenue Nashville, TN 37209

This instrument and the interest released and quitclaimed are subject to such limitations, encumbrances, easements and restrictions as may affect the premises.

WITNESS my hand this the 27th day of JULY, 2021.

Caitlin H. Cadden

Caitlin H. Cadden

Claude S. Hornsby

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Caitlin H. Cadden, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon her oath acknowledged herself to be the within named bargainor, and that she executed the foregoing instrument of her own free will for the purposes therein set forth.

Witness my hand and official seal at Brentwood, Tennessee, on this the 6th day of AUGUST, 2021.

Notary Public

LEE E. RAYNFORD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 11/6/2023

STATE OF Texas
COUNTY OF Dallas

Before me, the undersigned authority, a Notary Public within and for the State and County. Appeared Claude S. Hornsby, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and upon his oath acknowledged himself to be the within named bargainor, and that he executed the foregoing instrument of his own free will for the purposes therein set forth.

Witness my hand and official seal at Dallas, Texas on this the 27 day of July, 2021.

Michelle McKelvey

Notary Public

My Commission Expires: 7/26/2025

MICHELLE MCKELVEY
Notary Public, State of Texas
Comm. Expires 07-26-2025
Notary ID 10595527

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is $0.00.

Affiant

Sworn to and subscribed before me this the 4th day of August, 2021.

Notary Public

My commission expires: 11/6/2023

LEE E. CRANFORD - NOTARY PUBLIC AT LARGE - STATE OF TENNESSEE