Karen Johnson Davidson County
Batch# 711918 DEEDQC
09/08/2021 01:59:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20210908-0120391

This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd, Suite 402, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Emmett H. Turner, a single man**, ("Grantor"), , hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Emmett H. Turner, a single man and Kimberly Turner, unmarried,** (Grantee), all of their rights, title, and interests in the following described real property, to wit:

BEING Unit B of Lot 69D on the Plan of Bridgewater, Phase 1, Section "A" Villa Units, Lots 47D thru 78D, as shown on the Supplemental Declaration of Covenants, Conditions and Restrictions for Bridgewater Establishing Bridgewater Villas, a Horizontal Property Regime with Private Elements, Phase 1, Section A, as of record in Instrument No. 20051122-0141076 and as shown on the plat of record in Instrument No. 20051104-0133897 and see Surveyor's Certificate of Correction, of record in Instrument No. 20060608-0067981, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING part of the same property conveyed to Frank Batson Homes, Inc., by Deed from Bridgewater Hermitage, LLC, of record in Instrument No. 20070926-0114631, said Registers Office. And being part of the same property conveyed to Bridgewater Hermitage, LLC, by Deed from Nancy Smith Waddey and Neal Smith and Frances June Smith and Eric Edward Smith and Hermitage Church of Christ, Heirs of the Estate of F.E.Smith, Jr., Annie Pearl Sanders Smith, and Edward Ewing Smith, of record in Instrument No. 20041215-0149116, Register's Office for Davidson County, Tennessee. *

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

* Being the same property conveyed to Grantor by Deed of Instrument No 20071002-0117627 in said Registers office Tennessee.

IN TESTIMONY WHEREOF I/we have executed this instrument the 28th day of **July, 2021.**

Emmett H. Turner

Emmett H. Turner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said state and county, **Emmett H. Turner**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this28th day of **July, 2021.**

Jacqueline G Brown
NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-8-22

JACQUELINE G BROWN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is $-0-

AFFIANT

SUBSCRIBED AND SWORN before me this the 28th day of **July, 2021.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 3-8-22

JACQUELINE G BROWN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

PROPERTY ADDRESS: **1312 Waxwing Dr.**
Hermitage, TN 37076

TAX PARCEL NO.: 098060B03600co

PROPERTY OWNER: **Emmett H. Turner**
OWNER'S ADDRESS: 1312 Waxwing Drive
Hermitage, TN 37076

MAIL TAX BILLS TO: owners at owners address

Certificate of Authenticity

I, Holly A. Mason, do hereby make oath that I am a licensed attorney and/or the custodian 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 5/11/21.

Affiant Signature

7/30/21
Date

State of TN
County of Davidson

Sworn to and subscribed before me this 30 day of July, 2021.

Notary's Signature (Notary Seal)

My Commission Expires: 9-7-21

ANGELA G. BATSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires September 7, 2021