Karen Johnson Davidson County
Batch# 735361 DEEDQC
10/13/2021 08:10:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20211013-0137340

THIS INSTRUMENT PREPARED BY:
Lockeland Law Group, PLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Eric Todd McMillen and Jennifer McMillen Charles 3927 Woodlawn Drive Nashville, TN 37205	New owner	117-110-B-109.00-CO 117-110-B-119.00-CO

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Mary F. McMillen, married***, by these presents does hereby quitclaim and convey unto, **Eric Todd McMillen, a married man, and Jennifer McMillen Charles, a married woman, as tenants in common**, their successors, representatives, and assigns, her rights, title, and interest in and to the following described tract of land in Davidson County, Tennessee:

Tract 1:

A Condominium Apartment in Davidson County, Tennessee, Being Unit No. G-13, Parcel 109, of The Villager East Condominium horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan of record in Book 5200 page 235, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the condominium.

Being the same property conveyed to Alfred Knight by Warranty Deed from Wolfgang Sauermann, dated March 20, 1984, and recorded on March 29, 1984, in the Register's Office of Davidson County, TN, of record in Book 6259 Page 798.

Being the same property conveyed to Mary F. McMillen by Warranty Deed from Alfred Knight, dated May 16, 2002, and recorded on May 20, 2002, in the Register's Office of Davidson County, TN, of record in Instrument Number 20020520-0061587.

Being also known as 3600 Hillsboro Pike, Unit G-13, Nashville, TN 37215.

Tract 2:

A Condominium Apartment in Davidson County, Tennessee, Being Unit No. H-7, Parcel 119, of The Villager East Condominium horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan of record in Book 5200 page 235, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the condominium.

Being part of the same property conveyed to D. Cordell Sain by quitclaim deed, dated December 1, 2001, and recorded on December 6, 2001, of record in Instrument Number 20011206-0134604, in the Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Mary F. McMillen by Warranty Deed from D. Cordell Sain, dated May 24, 2002, and recorded on May 30, 2002, in the Register's Office of Davidson County, Tennessee, of record in Instrument Number 20020530-0065825.

Being also known as 3600 Hillsboro Pike, Unit H-7, Nashville, TN 37215.

* This being investment property only, having never been the personal residence of Mary F. McMillen at any time, Mary F. McMillen warrants that she has never lived in the subject property as a married person and that the subject property is not subject to any homestead, dower or other marital rights or interests as contemplated by T.C.A. 26-2-301 or other similar statute therein.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the 6th day of October, 2021.

Affiant

Notary Public

My commission expires:
(Affix Seal)
3/6/24

ERIC HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires
March 06, 2024

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 6th day of October, 2021.

Mary F. McMillen
Mary F. McMillen

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named **Mary F. McMillen**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 6th day of October, 2021.

Notary Public

My Commission Expires: 3/6/24

ERIC HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires
March 06, 2024

Tennessee Certification of Electronic Document

I, Steven T. Morris, 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 10/11/2021 (date of document).

Affiant Signature

October 11th, 2021
Date

State of TN

County of DAVIDSON

Sworn to and subscribed before me this 11th day of October 2021.

Notary's Signature

MY COMMISSION EXPIRES: 5-5-2025

ELIZA WHITFIELD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
NOTARY'S SEAL
EXPIRES MAY 5, 2025