PREPARED BY AND RETURN TO:
Bryan D. Spicer
Attorney at Law
342 Cool Springs Blvd.
Suite 202
Franklin, TN 37067

Karen Johnson Davidson County
Batch# 738175 DEEDQC
10/18/2021 10:50:35 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20211018-0139467

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration is $0.00

Affiant: Holly Summers

Notary Public:

My Commission Expires:

MISTY M. THOMPSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 03-14-2023

ADDRESS OF NEW OWNER:
Rob M. Gulseth
1033 Holly Tree Gap Road
Brentwood, TN 37027

SEND TAX BILLS TO:
Same

MAP/PARCEL:
086-07-0-089.00

QUITCLAIM DEED

For and in consideration of Ten Dollars (10.00), cash in hand paid, the receipt of which is hereby acknowledged, **ROB M. GULSETH, MARRIED,** (hereinafter referred to as "**GRANTOR**") do quitclaim and convey all of my undivided right, title and interest to the hereinafter described property to **ROB M. GULSETH AND KATRINA NICOLE GULSETH, HUSBAND AND WIFE**, (hereinafter referred to as "**GRANTEES**") their successors and assigns, in and to the following described tract of land:

Being Lot No. 104, on the plan of Jackson's Retreat, Phase II, which is of record in Book 5200, page 673, Register's Office for Davidson County, Tennessee, to which record reference is hereby made for a more particular description thereof. Said Lot 5 No. 104 fronts 32.88 feet on the Southerly margin of Scenic Way Knob and extens back 315 feet on the Westerly line and 140 feet on the easterly line to a dead line in the rear measuring 267.25 feet thereon.

Being the same property conveyed to Rob M. Gulseth, married, by Quitclaim Deed from Rolland G. Julseth and June L. Julseth, husband and wife, and Darrell L. Gulseth, married, of record in Instrument No. 20210607-0076284, Register's Office for Davidson County, Tennessee.

This is improved property commonly known as: 412 Scenicway Knob, Hermitage, TN 37076.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Said property is conveyed subject to such limitations, restrictions, easements and encumbrances as may affect the premises.

IN WITNESS WHEREOF, this document was executed this 12th day of October, 2021.

ROB M. GULSETH

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, in and for said County and State, appeared **ROB M. GULSETH**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal in Franklin, Tennessee, this 12th day of October, 2021.

Notary Public

My Commission Expires:

