Karen Johnson Davidson County
Batch# 751311 DEEDQC
11/08/2021 02:15:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20211108-0149015

PREPARED FROM INFORMATION FURNISHED BY THE PARTIES.

QUITCLAIM DEED

ZANA C PETTY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE

COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1ST DAY OF OCTOBER, 2021

Notary Public

MY COMMISSION EXPIRES: 5.2.22

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Richard Northcutt, Metropolitan Escrow, Inc., 217 Pineway Drive, Nashville, TN 37217

File No.: 21-0904

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Frank Batson Homes, Inc.	NEW OWNER	Map: 062110B90000CO, 062110B90200CO, 062110B00100CO, 062110B00200CO and 062110B00300CO
(NAME) 120 Donelson Pike; #101	(NAME)	
(ADDRESS) Nashville, TN 37214	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

FRANK COPE BATSON, III AND WIFE, GINGER NICCOLE BATSON,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

FRANK BATSON HOMES, INC.,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Open Space A, Open Space C, and Lots Nos. 1, 2, and 3 on the Major Final Plat, The Summit at Pennington Bend Chase, a Cluster Lot Development, of record in Instrument No. 20210908-0120326, 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 Cope Batson, III and Ginger Niccole Batson, husband and wife, by deed from Donelson Free Will Baptist Church, of record in Instrument No. 20191220-0131630, dated December 18, 2019, Register's Office for said County.

This is unimproved property, known as Open Space A, Open Space C, 236 Valley Bend Drive, 240 Valley Bend Drive, and 244 Valley Bend Drive, Nashville, TN 37214

(House No.) (Street) (P.O. Address) (City) (Postal Zip)

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

Witness our hands this 28 day of October, 2021.

Frank Cope Batson, III

Ginger Niccole Batson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Frank Cope Batson, III and Ginger Niccole Batson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this, 28th day of October, 2021.

My Commission Expires: 9/6/22

Notary Public

LISA B PURKEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Certification of Recorded Documents

I, Debbie Lester, 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 November 3, 2021.

(AFFIANT) – Debbie Lester November 3, 2021

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn and subscribed before me November 3, 2021.

My commission expires: 10/2/23

Notary Public

ANITA LESTER
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY, TENN.