Karen Johnson Davidson County
Batch# 781498 DEEDQC
12/29/2021 02:09:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20211229-0171329

JOHN W. BISHOP STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON (Notary Stamp)	STATE OF TENNESSEE COUNTY OF Davidson The actual consideration or value for this transfer is $-0-. Daniel Thompson Affiant Subscribed and sworn to before me, this 22 day of December, 2021. Notary Public My commission expires: 8-28-2023

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
Lenders Title Company
4025 Hillsboro Pike, Suite 601, Nashville, TN 37215

QUITCLAIM DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Jeffrey Sanderlin and Wanda Sanderlin	First Bank	050-10-0-124.00
3620 Village Trail	722 Columbia Ave.	
Nashville, TN 37207	Franklin, TN 37064	

FOR AND IN CONSIDERATION of TEN AND 00/100 DOLLARS ($***10.00), the receipt of which is hereby acknowledged, I, **Jeffrey Sanderlin, an unmarried man and Andrew Sanderlin, a married man, as joint tenants with rights of survivorship,** (hereinafter the "Grantor"), hereby quitclaim and convey to, **Jeffrey Sanderlin, an unmarried man and Wanda Sanderlin, a married woman, tenants in common with right of survivorship** (hereinafter the "Grantee"), their heirs and assigns, any and all right, title and interest that we may have in and to the following real property being further described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 31 on the Plan of Revised Section Two, Village by the Creek of record in Plat Book 5200, Page 784, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Jeffrey Sanderlin, an unmarried man and Andrew Sanderlin, a married man, as joint tenants with rights of survivorship by Warranty Deed from John Timothy Gregath and wife, LaWana Kay Gregath of record as Instrument 20200109-0003161, Register's Office for Davidson County, Tennessee.

Being also known as 3620 Village Trail, Nashville, TN 37207

This conveyance of the property is made expressly subject to all limitations, restrictions and encumbrances as may affect the property.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEROF I have hereunto set my hand this 22 day of December, 2021.

Jeffrey Sanderlin

Andrew Sanderlin

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, Jeffrey Sanderlin and Andrew Sanderlin, the within named bargainors, to me known (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 22 day of December, 2021.

Notary Public
My Commission Expires: 8.20.2023



LTC File 21-000468-528

Tennessee Certification of Electronic Document

I, John L. Bisby, 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 December 22, 2021 (date of document).

Affiant Signature

December 22, 2021
Date

State of TN

County of MAURY

Sworn to and subscribed before me this 22nd day of December, 2021.

Notary's Signature

MY COMMISSION EXPIRES: 2-25-24

NOTARY'S SEAL

SHERRI ANN CHURCH
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY