QUITCLAIM DEED

NATALIE KATHERINE TAYLOR STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $108,000.00

Melissa D. Rogers
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th day of January, 2022.

Notary Public

MY COMMISSION EXPIRES: 11/19/2025
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Warranty Title, LLC dba Warranty Title Ins Co, 120 Anderson Lane, Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO(S).:
Gary Chance	Gary Chance	01100004400
(NAME)	(NAME)	
3359 Freeman Hollow Rd	3359 Freeman Hollow Rd	
(ADDRESS)	(ADDRESS)	
Goodlettsville, TN 37072	Goodlettsville, TN 37072	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	File No.: 20220107

For and consideration of the sum of one dollar, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Isaac Mills , hereinafter called the GRANTOR, have bargained and sold, and by these presents do transfer and convey and quitclaim unto Gary Chance, hereinafter called the GRANTEES, their heirs and assigns, forever, all right, title and interest in the following described tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit. :

Certain real property situate in the 10th Civil District of Davidson County, Tennessee, and described as follows, to-wit:

Being a part of a tract known as the H.S. Freeman Land, as shown on plan of record in Book 332, page 58, Register's Office for Davidson County, Tennessee and being known as Tract No. 3 on the map of the subdivision of said tract of the Freeman Heirs and described according to a survey thereof made of L. B. Petty, Surveyor on September 25, 1957, as follows:

Beginning at a point in the center line of Freeman Road, as established by deed to Davidson County of record in Book 2445, page 438, at the common corner of Tract 2 and 3; thence with the line between said tracts, North 22 degrees 45' West 828 feet to a point; thence North 80 degrees 30' West 350 feet to a point, common corner of Tract Nos. 3 and 4; thence with the line between said two tracts, South 22 degrees 45' East 958 feet to a point in the center line of said road; thence with the center of said road, North 78 degrees 30' East 300 feet to the beginning, containing 6.32 acres more or less.

BEING the same property conveyed to Gary S. Chance and Isaac Mills, joint tenant with right of survivorship by Warranty Deed from Babette Bryan Ayers Felts dated June 9, 2021 and filed of record in Instrument No. 20210610-0078300, Register's Office for Davidson County, Tennessee.

Unimproved ☐

This is improved ☒ property, known as 3359 Freeman Hollow Rd, Goodlettsville, TN 37072
(House No.) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my hand 20th day of January, 2022.

Isaac Mills

Karen Johnson Davidson County
Batch# 794254 **DEEDQC**
01/24/2022 09:14:20 AM 1 pg
Fees: $13.00 Taxes: $399.60

20220124-0008439

STATE OF Tennessee)
County OF Sumner)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, Isaac Mills, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand, at office, this .

Notary Public
My Commission Expires: 3/25/25

MELISSA ROGERS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

PLEASE RETURN TO:
WARRANTY TITLE INSURANCE CO
120 ANDERSON LANE
HENDERSONVILLE, TN 37075