THIS INSTRUMENT PREPARED BY: ***Yvette L. Meldrum, Attorney at Law*** **Mid-State Title & Escrow, Inc.** *Royal Oaks Trade Center* *128 Holiday Court, Suite 125* *Franklin, TN 37067* *(615) 790-3156* This instrument prepared upon information furnished by the parties without counsel or advice as to legal consequences or tax related matters. No title examination or settlement has been performed and Mid-State Title and Escrow, LLC shall not be responsible for any matter that could have been resolved by a title examination, settlement or legal and/or tax related counsel. 2021-1947	*STATE OF TENNESSEE]* *COUNTY OF WILLIAMSON]* *The actual consideration or value, whichever is greater, for this transfer is $-0-.* *Affiant* STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration or true value, whichever is greater for this transfer is $ 0 Linda B. Wilder, Affiant Subscribed and sworn before me this the 1 Day of February, 2022 Notary Public, Deputy Register

Karen Johnson Davidson County
Batch# 798207 DEEDQC
02/01/2022 12:47:22 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20220201-0011624

Name and Address of New Owner:
David T. Wilder, Linda Wilder & David Scott Wilder & Jason O'Neal Wilder
4231 Lebanon Road
Hermitage, TN, 37076

Send Tax Bills To:
Owner

Street Address of Subject Property:
4231 Lebanon Road
Hermitage, TN, 37076

Parcel ID:
Map 75-10
Parcel 199
04D-08116

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **David T. Wilder and wife Linda Wilder**, hereinafter called "**GRANTOR,**" hereby conveys and quitclaims unto **David T. Wilder and wife Linda Wilder and David Scott Wilder, married and Jason O'Neal Wilder, married, as joint tenants with right of survivorship** hereinafter called "**GRANTEES,**" his/her/their heirs and assigns, all of his/her/their right, title and interest in and to a certain tract or parcel of land in **Davidson** County, Tennessee, described as follows:

Being Lot No. C-6 on the Plan of Hermitage Estates, Parcel "B", as of record in Book 3842, page 135, Register's Office for Davidson County, Tennessee.

Said Lot No. C-6 fronts 100.0 feet on the southeasterly margin of Lebanon Road and extends back 199.19 feet on the northeasterly line and 199.28 feet on the southwesterly line to a line in the rear on which it measures 100.0 feet thereon.

Being the same property conveyed to Hermitage Animal Clinic, P.A., by virtue of a deed from Professional Associates of Hermitage, a partnership, as of record in Book 5671, page 885, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to David T. Wilder and wife Linda Wilder, by quitclaim deed of Hermitage Animal Clinic, P.A, of record in Book 6249 Page 663, Register's Office, Davidson County, TN dated March 8, 1984, recorded March 15, 1984.

WITNESS my hand this 27 day of January, 2022.

David T. Wilder

Grantor – David T. Wilder

Linda B. Wilder

Grantor – Linda Wilder

STATE OF TENNESSEE]
COUNTY OF ~~WILLIAMSON~~] Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, David T. Wilder and Linda Wilder, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath, acknowledged that they/he/she, the within named bargainor, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office, this 27 day of January, 2022.

Patricia A. Baker

NOTARY PUBLIC

PAY TO THE ORDER OF PARKWAY BANK 084201294 FOR DEPOSIT ONLY HERMITAGE UNITED METHODIST CHURCH 70[illegible]32

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires January 8, 2024

My commission expires: _____

True Copy Certification

I, Yvette Meldrum, 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 _____, 2022.

Affiant Signature _____

_____, 2022

State of Tennessee
County of Williamson

Sworn to and subscribed before me this _____ day of _____ 2022.

_____
Notary's Signature

MY COMMISSION EXPIRES: _____