Karen Johnson Davidson County
Batch# 801607 DEEDQC
02/08/2022 08:55:55 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220208-0014249

QUITCLAIM DEED

FROM: Melissa Vallett Webb

TO: Kevin Webb

This instrument Was Prepared by:
Ann Ralls Brown
Stites & Harbison PLLC
401 Commerce Street, Suite 800
Nashville, Tennessee 37219

NO TRANSFER TAX IS DUE ON THIS CONVEYANCE PURSUANT TO TENNESSEE CODE ANNOTATED SECTION 67-4-409(a)(3)(A) AND NO OATH OF VALUE IS REQUIRED PURSUANT TO TENNESSEE CODE ANNOTATED SECTION 67-4-409(a)(5).

Address of New Owner(s):	Send Tax Bills To:	Map-Parcel Numbers:
Melissa Vallett Webb 1009 Williams Way Old Hickory, TN 37138	Melissa Vallett Webb 1009 Williams Way Old Hickory, TN 37138	064-03-0B-063.00-C

AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The undersigned, after being first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Divorce Decree and Marital Dissolution Agreement in that certain case styled **Melissa Vallett-Webb v. Kevin Webb, Civil Action No. 21D1453, Circuit Court of Davidson County, Tennessee** and that there was no other consideration given for the transfer.

Kevin Webb, Affiant

Sworn to and subscribed before me, this the 13 day of January, 2022.

Notary Public

My Commission Expires: 9-8-25

VICKI S. WILBANKS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY MY COMMISSION EXPIRES SEPTEMBER 08, 2025

This is a transaction exempt from tax pursuant to T.C.A. Sec. 67-4-409(a)(3)(E) and is executed in accordance with the terms and conditions of the Marital Dissolution Agreement executed in that certain case styled **Melissa Vallett-Webb v. Kevin Webb, Civil Action No. 21D-1453 in the Circuit Court for Davidson County, Tennessee.** Accordingly, **Kevin Webb** does hereby quitclaim unto the said **Melissa Vallett-Webb**, her heirs, successors, and assigns, all of her right, title and interest in and to that certain tract or parcel of land in **Davidson** County, State of Tennessee, described as follows, to-wit:

> Lot No. 227 on the Plan of Final Plat of Phase Five, Section One, Brandywise Pointe (a Planned Unit Development) of record in Plat Book 7900, Page 618, 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 conveyed to Kevin Mark Webb and Melissa Kate Vallet Webb, husband and wife by Warranty Deed from Ryan Keane, a single man dated April 30, 2019 and recorded May 8, 2019 of record in Instrument No. 20190508-0043105 in the said Register's Office, Davidson County, Tennessee.
>
> THIS CONVEYANCE IS MADE SUBJECT TO: (1) any and all applicable governmental and/or zoning regulations; (2) 2019 taxes which have been pro-rated as of the date of closing and assumed by the Grantee herein; (3) All matters shown in Plat Book 7900, Page 618; Covenants, Conditions and Restrictions of record in Book 8120, Page 170; Book 8671, Page 484, Book 8695, Page 379, Book 9010, page 627, Book 9123, Page 648, Book 9145, page 957, Book 9576, Page 846, Book 9776, Page 427, Book 10447, Page 711, and Book 10684, Page 324; By-Laws of Brandywine Pointe of record in Book 10721, Page 835; Non-Exclusive Easement for Parking, Ingress and Egress of record in Book 11108, Page 555; Charter of Brandywise Pointe of record in Book 9013, Page 39, as amended in Book 9117, Page 77, and Book 8637, Page 563, in the Register's Office for Davidson County, Tennessee.
>
> This is improved property known as 1009 Williams Way, Old Hickory, TN 37138.

Witness my hand this 13 day of January, 2022.

Kevin Webb

STATE OF TENNESSEE)
COUNTY OF Davidson

Personally appeared before me, ~~Kevin Webb~~ Vicki S. Wilbanks, a Notary Public of said County and State, Kevin Webb, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville Tennessee, this 13 day of January, 2022.

Vicki Wilbanks
Notary Public

My Commission Expires: 9-8-25

