THIS INSTRUMENT PREPARED BY:
FREEMAN & Bracey, PLC
P. O. Box 527
885 Conference Drive, Suite 500
Goodlettsville, Tennessee 37070

Karen Johnson Davidson County
Batch# 811206 DEEDQC
02/24/2022 02:30:17 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20220224-0021385

QUITCLAIM DEED

Address New Owners	Send Tax Bills To:	Map-Parcel
Matthew Dean Lamar 7440 Harrow Drive Nashville, TN 37221	Same	142 02 0 085.00

FOR AND IN CONSIDERATION of Zero Dollars ($0.00), cash in hand paid, the receipt of which is hereby acknowledged, **PAYTON DANIELLE LAMAR**, by these presents does hereby quitclaim and convey unto **MATTHEW DEAN LAMAR**, and his successors and assigns, all her right, title and interest in and to the following described tract of land:

LAND in Davidson County, Tennessee, BEING Lot No. 120 on the Plan of Cross Timbers Section 3, of the record in Plat Book 4175, page 21, 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 Matthew D. Lamar and Payton Lamar, Husband and Wife, by Warranty Deed from Joshua Howard and Aubrey Livingston, Husband and Wife, dated April 17, 2020, recorded on April 21, 2020, and of record in Instrument No.: 20200421-0041676, in the Register's Office for Davidson County, TN.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.

STATE OF ~~TENNESSEE~~ Hawaii)
COUNTY OF ~~DAVIDSON~~) Hawaii

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 Marital Dissolution Agreement in that certain case styled *Payton Danielle Lamar v. Matthew Dean Lamar*, Civil Action No. 21D747, Third Circuit Court for Davidson County, Tennessee, and that there was no other consideration given for the transfer.

AFFIANT

Sworn to and subscribed before me, this the 9th day of ~~October, 2021.~~ February, 2022

Notary Public

My Commission Expires: April 18, 2025

DONNA NICHOLS NOTARY PUBLIC Comm. No. 21-37 STATE OF HAWAII

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

Witness my hand this the 9th day of ~~October, 2021~~ February 2022, the bargaining party, having caused my name to be signed hereto on said day and date.

PAYTON DANIELLE LAMAR

STATE OF ~~TENNESSEE~~ Hawaii
COUNTY OF ~~DAVIDSON~~ Hawaii

Personally appeared before me, Donna Nichols a Notary Public in and for said County and State, ~~Tennessee,~~ Hawaii the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ~~Goodlettsville, Tennessee~~ Hilo, Hawaii this the 9th day of ~~October~~ February, 9, 2021 2022.

NOTARY PUBLIC AT LARGE

My Commission Expires: 4.18.2025

DONNA NICHOLS NOTARY PUBLIC Comm. No. 21-37 STATE OF HAWAII

Doc Date: Feb. 9, 2022 # Pages: 2
Notary Name: Donna Nichols 3rd Circuit
Document Description: Quit Claim Deed

Notary Signature Date: 2.9.2022

NOTARY CERTIFICATION

DONNA NICHOLS NOTARY PUBLIC Comm. No. 21-37 STATE OF HAWAII