Karen Johnson Davidson County
Batch# 814502 DEEDQC
03/03/2022 06:36:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20220303-0023981

This instrument prepared by:
Tennessee Nations Title Agency, Inc.
402 BNA Drive,
Building 100, Suite 205
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

State of Tennessee }
County of Davidson }

The actual consideration or value, whichever is greater for this transfer is: $ 0.00

Affiant Signature

Subscribed and sworn to before me on this the 9th day of February, 2022.

Notary Public
My Commission expires: 7/9/24

MITCHELL THOMPSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-9-2024

NAME AND ADDRESS OF PROPERTY OWNER:
SCOTT COLLINS
1523 Riverside Dr,
Nashville, TN 37206-1439

SEND TAX BILLS TO:
SCOTT COLLINS
1523 Riverside Dr,
Nashville, TN 37206-1439

MAP AND PARCEL NUMBER: 07215028400

QUITCLAIM DEED

22NT00042

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged I,

Scott Collins, Felix Eckhardt and Kathleen Lappe

By these presents do remise, release and **QUITCLAIM** unto

Scott Collins AND Kim Collins, husband and wife

Hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in **DAVIDSON COUNTY,** Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being the southerly one-half of Lot 18 and the northerly one-half of Lot No. 19 on the map of Sharpe & Horn's 6th Addition, as of record in Book 332, Page 118, Register's Office for said County.

Said parts of Lots Nos. 18 and 19 front together 101 feet on the easterly side of Riverside Drive and run back 298 feet, more or less, on the northerly line and 317.25 feet, more or less, on the southerly line, to the easterly line of said subdivision, measuring 100 feet thereon.

Being part of the same property conveyed to Scott Collins and wife Kim Collins and Felix Eckhardt, unmarried and Kathleen Lappe, unmarried by Warranty Deed from Tracey Dean and Sherri Johnson Heirs at Law of the Estate of Norma C. Dean, deceased, as recorded on 11/24/2021 in Instrument # 20211124-0156504, Registers Office for Wilson County, Tennessee.

This is an improved property commonly known as: 1521 Riverside Drive, Nashville, TN 37206

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 9th day of February 2022.

Scott Collins

Kim Collins

MITCHELL THOMPSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-9-2024

State of Tennessee }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Scott Collins and Kim Collins** the within named bargainer, 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 and official seal at office, this 9th day of February, 2022.

Notary Public
My Commission expires: 7/9/24

Witness our hands this 9th day of February, 2022.

Felix Eckhardt

MITCHELL THOMPSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-9-2024

State of Tennessee }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Felix Eckhardt** the within named bargainer, 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 and official seal at office, this 9th day of February, 2022.

Notary Public
My Commission expires: 7/9/24

Kathleen Lappe

State of Tennessee }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Kathleen Lappe,** the within named bargainer, 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 and official seal at office, this 9th day of February, 2022.

Notary Public
My Commission expires: 7/9/24

MITCHELL THOMPSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-9-2024

Tennessee Certification of Electronic Document

I, Anna Bates 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 2/9/2022 (date of document).

Anna Bates
Affiant Signature

2/21/2022
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 21 of February, 2022.

(SEAL) COURTNEY JACKS
NOTARY PUBLIC
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-7-2024

~~Notary's Signature~~
~~My Commission Expires:~~