Karen Johnson Davidson County
Batch# 845781 DEEDQC
04/26/2022 11:29:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20220426-0047892

Prepared by and Returnable to (After Recordation):
Ashworth Law Firm, PLLC
Robert C. Ashworth
237 2nd Avenue South
Franklin, Tennessee 37064

QUITCLAIM DEED

Address of New Owner	Send Tax Bill To:	Map & Parcel Nos.:
Amy Jean Stephens 4640 Sawmill Place Nolensville, TN 37135	New Owner	161-11-0-004.00
THIS CONVEYANCE IS EXEMPT FROM TRANSFER TAX PURSUANT TO T.C.A. 67-4-409 et seq		

This instrument is executed in accordance with the terms and conditions of the Final Decree of Divorce and Marital Dissolution Agreement executed in that certain case styled **Clint Robert Fields v. Amy Jean Fields**, in the Chancery Court for Williamson County, Tennessee at Franklin, Case No. 48704M. Accordingly, I, **Clint R. Fields a/k/a Clint Robert Fields,** unmarried, hereinafter called **"Grantor"**, hereby quitclaims and conveys unto **Amy Jean Stephens,** her heirs and assigns, hereinafter called **"Grantee"** all the right, title and interest we may have, if any, in and to the following described real property located in Davidson County, Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot 278, Huntington Park, Section Three, as shown on plat of record in Plat Book 4460, Page 68 in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Clint R. Fields and Amy J. Fields, a married couple by Quitclaim Deed from Daniel C. Stephens and Linda F. Stephens, a married couple, recorded on May 8, 2013, of record in Instrument No. 20130508-0046671, said Register's Office.

Amy Jean Stephens is one and the same person as Amy J. Fields and Amy Jean Fields.

This is improved property known as 586 Huntington Parkway, Nashville, TN 37211. The address is believed to be accurate, but such address is not part of the legal description. In the event of any discrepancy, the legal description herein shall control. Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The legal description is drawn from the prior deed of record as reflected in the deed of conveyance to the Grantor. No title search was requested or conducted. Grantor and the attorney preparing this deed make no warranty or representation regarding the accuracy of the legal description. This deed was prepared based upon the request and instructions of the Grantor and Grantee and no legal or tax advice was given by the preparer.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 18 day of April, 2022.

Clint R. Fields a.k.a Clint Robert Fields

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, a Notary Public for said County and State, **Clint R. Fields a.k.a Clint Robert Fields**, the within named bargainor, 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, at office, this 18 day of April, 2022.

Notary Public

My commission expires: January 20, 2025

REBEKAH JOLLEY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES JANUARY 20, 2025

AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The undersigned, after first being duly sworn according to the law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Final Decree of Divorce and Marital Dissolution Agreement in that certain case styled **Clint Robert Fields v. Amy Jean Fields,** in the Chancery Court for Williamson County, Tennessee at Franklin, Case No. 48704M, and that there was no other consideration given for the transfer.

Hillary Terence
Affiant

Sworn to and subscribed before me, this 18 day of April, 2022.

Notary Public

My Commission Expires: January 20, 2025

REBEKAH JOLLEY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES JANUARY 20, 2025

True Copy Certification

I, Robert C. Ashworth, 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 correct copy of the original document executed and authenticated according to law on April 18. 2022.

Signature

4-18-22
Date

State of Tennessee
County of Williamson

Personally appeared before me, a notary public for said County and State, Robert C. Ashworth, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

4/18/22
Date

My Commission Expires: 2/26/23

CASSIE LOVVORN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY