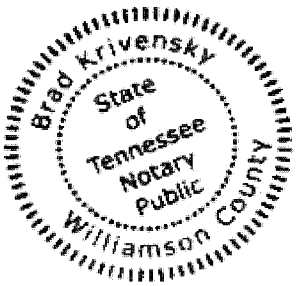
Karen Johnson Davidson County
Batch# 846382 DEEDQC
04/27/2022 12:24:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220427-0048685



(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value for this transfer is $-0-.

Affiant

Subscribed and sworn to before me, this 20th day of April, 2022.

Notary Public

My commission expires: 10-27-25

THIS INSTRUMENT PREPARED BY:
Keith H. Solomon, Attorney
Lenders Title Company
149 1st Ave. North, Franklin, TN 37064

QUITCLAIM DEED

Address of New Owner	Send Tax Bills To	Map-Parcel Number
Blake F. Smith and Nealie Smith	**SAME**	**073-08-0-031.00**
2920 McGavock Pike		
Nashville, TN 37214		

FOR AND IN CONSIDERATION of TEN AND 00/100 DOLLARS ($***10.00), the receipt of which is hereby acknowledged, I, **Blake F. Smith, an unmarried man** (hereinafter the "Grantor"), hereby quitclaim and convey to **Blake F. Smith, an unmarried man, and Nealie Smith, an unmarried woman, together as joint tenants with rights of survivorship** (hereinafter the "Grantee") their heirs and assigns, any and all right, title and interest that I have in and to the following real property located in Davidson County, Tennessee, being further described as follows, to wit:

LAND in the 3rd Civil District of Davidson County, Tennessee, being Lot No. 35 on the Plan of Sunset View, not recorded, described according to a survey made by J. W. Corrigan, Surveyor, October 26, 1945, as follows:

BEGINNING on the Easterly margin of McGavock Pike at the corner of lots 35 and 36 on said plan, said point being the Southwest corner of the property occupied by George Gordon Allen and wife; thence Easterly, with the dividing line between said lots 35 and 36, a distance of 353 feet to the top of a bluff; thence down said bluff to the low water mark of the Cumberland River; thence with the low water mark of said River, Southwardly 100.3 feet, more or less, to the corner of lots 34 and 35 on said plan; thence with the line between said lots 34 and 35, Westwardly to the top of said bluff, and continuing in the same direction, 361 feet to the Easterly margin of McGavock Pike; thence with the margin of said Pike, Northwardly 100 feet to the beginning.

BEING the same property conveyed to Blake F. Smith, an unmarried man Warranty deed from Valeria Agee McCanless, married, of record in Instrument No. 20211105-0148345, Register's Office for Davidson County, Tennessee

BEING improved property commonly known as **2920 McGavock Pike, Nashville, TN 37214.**

This conveyance of the property is made expressly subject to all limitations, restrictions and encumbrances as may affect the property.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

This instrument has been prepared based solely upon information provided by the parties, and unverified by the preparer. This instrument has been prepared without the benefit of a title search.

IN WITNESS WHEROF I have hereunto set my hand this 20 day of April, 2022.

Blake F. Smith

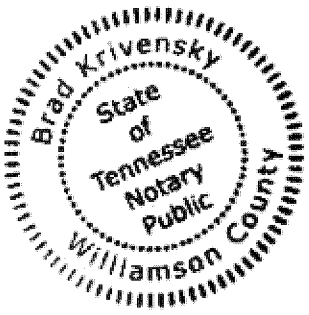
STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, Blake F. Smtih, the within named bargainor, to me known (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 this 20 day of April, 2022.

Notary Public

My Commission Expires: 10-27-25



Tennessee Certification of Electronic Document

I, Andrew Suzore, 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 April 20, 2022 (date of document).

Affiant Signature

April 20, 2022
Date

State of TN

County of Williamson

Sworn to and subscribed before me this 20th day of April, 2022.

Michelle W Locke
Notary's Signature

MY COMMISSION EXPIRES: 9/14/25

NOTARY'S SEAL

