Karen Johnson Davidson County
Batch# 909618 DEEDQC
08/30/2022 09:18:35 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220830-0097638

This instrument prepared by:
Joe F. Gillespie, Jr.
6408-A Clarksville Highway
Joelton, Tenn. 37080

New owner:	**Send tax bill to:**	**Map/Parcel Nos.:**
Christopher Philip	**Same**	**(Currently assigned 0380000 035.0,**
4184 Blueberry Hill Road		**formerly Map 38, Parcel 134)**
Nashville, Tenn. 37218		

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, is $0.00 (ZERO DOLLARS).

CHRISTOPHER PHILIP

Subscribed, sworn and acknowledged before me this 26 **day of** August, **2022.**

NOTARY PUBLIC

JOE F. GILLESPIE, JR.
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-6-2024

MY COMMISSION EXPIRES:
Nov. 6, 2024

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of **$0.00 (ZERO DOLLARS),** and other good and valuable consideration, the receipt of which is hereby acknowledged, and to re-establish a previous subdivision of said property, **I, CHRISTOPHER PHILIP,** have this day remised, released and quit claimed **to myself, CHRISTOPHER PHILIP,** all of my right, title and interest to a certain tract or parcel of property located in Davidson County, Tennessee. The subject property is more particularly described as follows:

Land in the 13th Civil District of Davidson County, Tennessee, described as follows:

BEGINNING at a point in the southwesterly margin of Blueberry Hill Road, said point being northwesterly 70 feet to Paul Russell's northwest corner; thence southwesterly 785 feet, more or less to a point in the northerly margin of an old road, said point being 80 feet more or less westerly from the said Russell's southwest corner, thence with said margin westerly 191 feet more or less to an iron pipe; thence northeastwardly 800 feet more or less to a point in the south margin of Blueberry Hill Road; thence with said margin Southeastwardly 100 feet, more or less, to a point of beginning containing 2.0 acres, and being part of the same property conveyed to Hans Steinmuss by deed from Henry Steinmuss as of record in Book 4813, Page 537, R.O.D.C.

Being one of two tracts previously transferred from Christopher Philip to Christopher Philip and recorded as Instrument Number 20150521-0046997, Davidson County Register of Deeds Office.

The described property is unimproved and a portion of the property known as 4149 Blueberry Hill Road, Nashville, Tennessee, 37218.

WITNESS MY HAND.

CHRISTOPHER PHILIP

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public for the above County and State, the within named bargainor CHRISTOPHER PHILIP, with whom I am personally acquainted or who proved to me his identity on the basis of sufficient evidence, and who acknowledged he executed the foregoing document for the purposes recited therein. Witness my hand this 26th day of August, 2022.

NOTARY PUBLIC

JOE F. GILLESPIE JR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-6-2024

MY COMMISSION EXPIRES:
Nov. 6, 2024