This Instrument Prepared By:

Encore Title and Escrow
131 Donelson Pike
Nashville, TN 37214

Karen Johnson Davidson County
Batch# 936193 DEEDQC
11/01/2022 09:39:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20221101-0117754

Name and Address of New Owner:	Send Tax Bills To:	Map & Parcel No:
Fred Randall Parrish Melissa C. Parrish 627 Truxton Court, Nashville, TN 37214	Bank Tennessee 1125 West Poplar Avenue Collierville, TN 38017	137G-A-096-11-0-197-00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Fred Randall Parrish, an unmarried man,** "the Grantors," have this day and date bargained and sold and by these presents do hereby convey, remise, release and forever quitclaim unto **Fred Randall Parrish and Melissa C. Parrish, husband and wife,** "the Grantee," the following described real estate in Rutherford County, Tennessee:

Land in Davidson County, Tennessee, being Lot 93 on the Plan of Hickory Bend, Section I, as of record in Book 3300, page 38, Register's Office for said County.

Said Lot No. 93 fronts 109 feet on the north side of Truxton Court and runs back 98.6 feet on the west line and 129.7 feet on the east line to a dead line in the rear on which it measures 71 feet.

Being the same property conveyed to Fred Randall Parrish, an unmarried man by Warranty Deed from Rebecca C. Hailey, now known as Rebecca C. Creasy, dated April 19, 2002, recorded on April 23, 2002, in Instrument No. 20020423-0050203, Register's Office for Davidson County, Tennessee.

Being also known as 627 Truxton Court, Nashville, TN 37214.

Grantors covenant that they are lawfully seized and possessed of said real estate, have good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out).

GRANTORS, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF AND/OR FILING OF THIS QUITCLAIM DEED, HEREBY ACKNOWLEDGE THAT THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES INVOLVED, AND PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR ACCURACY OF THE LEGAL DESCRIPTION HEREIN AND THAT NO TITLE INSURANCE IS BEING PROVIDED.

IN WITNESS WHEREOF, Grantors have executed this Quitclaim Deed on the 26th day of October, 2022.

_____(SEAL)
Fred Randall Parrish

STATE OF Alabama
COUNTY OF Madison

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Fred Randall Parrish, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at 130 Enterprise Way, Huntsville, AL 35806 on this 26th day of October, 2022.

_____
Notary Signature
My commission expires: 5/24/2023

JANICE W. HIGGINBOTHAM
Notary Public
Alabama State at Large

TRUE COPY CERTIFICATION

I, Tammy Shattuck, 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 October 26, 2022.

Tammy Shattuck

Tammy Shattuck

10/31/22

Date

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and described before me this 31st day of October, 2022.

Notary Public
My Commission Expires: 9-8-2025

