This Instrument Prepared By:
Thomas K. White, Esq.
FIDELIS LAW, PLLC
1585 Mallory Lane, Suite 104
Brentwood, Tennessee 37027

This instrument was prepared without the benefit of a formal title search, abstract or survey and was prepared with the description of the property as furnished by the parties. The preparer of this instrument assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

This space intentionally left blank for recording purposes.

Karen Johnson Davidson County
Batch# 938377 **DEEDQC**
11/07/2022 09:04:57 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20221107-0119358

NEW OWNER:	SEND TAX BILL TO:	MAP/PARCEL:
McCHESNEY HOLDINGS LLC		
123 Jackson Lake Dr.	SAME AS NEW OWNER	141120c04600co
Franklin, Tennessee 37069		

STATE OF TENNESSEE)
COUNTY OF Williamson)

The actual consideration for this transfer is NONE (0). (Exempt pursuant to T.C.A. § 67-4-409(a)(4).

JOHN McCHESNEY

Sworn to and subscribed before me this November 4, 2022.

Notary Public

My Commission Expires:

THOMAS K. WHITE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 06-24-2023

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of -0- Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, We, JOHN McCHESNEY and BAILEY McCHESNEY, husband and wife, do hereby quitclaim, release, and convey any and all of our right, title and interest in and to that certain real estate located in Davidson County, Tennessee, to McCHESNEY HOLDINGS LLC, its successors and assigns, being more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 46, on the Plan of River Bend, of record in Book 6900, Pages 504 and 505, said Register's Office, to which reference is hereby made for more complete and accurate legal description.

Being the same property conveyed to JOHN McCHESNEY and BAILEY McCHESNEY, husband and wife, from CHARLES MANNING and DANA MANNING, by Warranty Deed of record in Instrument 20160128-0008468, Register's Office for Davidson County, Tennessee.

The foregoing description is taken from the prior deed of record.

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

This is improved property known as: 7301 River Bend Circle, Nashville, Tennessee 37221.

WITNESS OUR HANDS this November 4, 2022.

JOHN McCHESNEY

BAILEY McCHESNEY

STATE OF TENNESSEE)
COUNTY OF Williamson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JOHN McCHESNEY and BAILEY McCHESNEY, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, TN, this November 4 2022.

NOTARY PUBLIC

My Commission Expires:

THOMAS K. WHITE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 06-24-2023