Karen Johnson Davidson County
Batch# 938512 DEEDQC
11/07/2022 10:58:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20221107-0119525

Prepared By and Return To:
Concord Title
3000 Meridian Blvd., Suite 290
Franklin, TN 37067

THIS INSTRUMENT HAS BEEN PREPARED FROM INFORMATION FURNISHED BY THE PARTIES WITHOUT THE BENEFIT OF A TITLE EXAMINATION. CONCORD TITLE LLC, SHALL NOT BE RESPONSIBLE OR LIABLE FOR THE ACCURACY OF THE FACTS STATED HEREIN

State of Tennessee
County of Williamson

The actual consideration of true value whichever is greater is $0.00

Affiant

Subscribed and sworn to before me this 4th day of November 2022.

T.P. BOSHEARS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 03-07-2023

Notary Public

My Commission Expires: 3-7-23

QUIT CLAIM DEED

OWNER	SEND TAX BILLS TO:	MAP & PARCEL
Heirloom Properties, LLC 2321 Henpeck Lane Franklin, TN 37064	NEW OWNER	155-10-0A-037.00-CO

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDEGED, We, **Kyle David Wallace and Casey Wallace, husband and wife,** HEREINAFTER CALLED THE GRANTOR, DO HEREBY QUITCLAIM, TRANSFER AND CONVEY ALL MY RIGHT, TITLE AND INTEREST UNTO, **Heirloom Properties, LLC – Series 8485 Indian Hills Drive, P.S.,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 89 on the Plan of McCrory Trace Estates of record in Plat Book 6900, Page 720 through 723, in the Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Kyle Wallace and Casey Wallace, husband and wife, by Warranty deed from Roberta Daly, Executor of the Estate of Cherie L. Austin, of record in Instrument No 20211213-0164601, Register's Office for Davidson County, Tennessee dated December 9, 2021 and recorded on December 13, 2021.

Being also known as 8485 Indian Hills Dr. Nashville, Tennessee 37221.

THE ABOVE TRACT IS SUBJECT TO ALL EASEMENTS, RESTRICTIONS, COVENANTS OF RECORD AND TO THE FINDINGS OF A TITLE REPORT.

This conveyance is made subject to any and all matters, restrictions and/or easements 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.

Witness my hand this 4th day of November, 2022.

Kyle David Wallace

Casey Wallace

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, **Kyle David Wallace and Casey Wallace**, the within named bargainors, 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 herein contained.

Witness my hand and official seal this 4th day of November, 2022.

Notary Public
My Commission Expires:

NICK HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 03-07-2026

Certificate of Authenticity

I, Nick Harris, 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 **November 4, 2022**.

Affiant Signature

11/4/22

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this **4th** day of **November**, 20**22**.

Notary's Signature

My Commission Expires: 3.7.23

Date

