Karen Johnson Davidson County
Batch# 946588 DEEDQC
12/01/2022 02:45:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20221201-0125973

THIS INSTRUMENT PREPARED BY:

Wagon Wheel Title & Escrow, LLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

This deed is prepared with information provided by the client/owner and without the benefit of a title search and/or examination conducted by Wagon Wheel Title & Escrow, LLC.

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Samuel Currie and Abigayle Reed 234 Amherst Drive Nashville, TN 37214	SWBC Mortgage Corporation 117 Seaboard Lane, Ste. F205 Franklin, TN 37067	095-02-0-084.00

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged **Samuel Chad Currie, a married man**, by these presents does hereby quitclaim and convey unto **Samuel Chad Currie and Abigayle Malee Reed, husband and wife**, their heirs, successors and assigns, his rights, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 81 on the Plan of Walnut Grove of record in Plat Book 2133, Page 87, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Mardon Construction, Inc. by Warranty deed from Mabel Clodfelter, Trustee under the Revocable Trust Agreement of Mabel Clodfelter dated April 3, 2013 of record in Instrument No. 20200211-0015562, Register's Office for Davidson County, Tennessee, dated February 07, 2020 and recorded on February 11, 2020.

Being the same property conveyed to Samuel Chad Currie, a single man, by Warranty Deed from Mardon Construction, Inc. of record in Instrument No. 20201001-0113231, Register's Office for Davidson County, Tennessee, dated September 28, 2020 and recorded on October 1, 2020.

Being also known as 234 Amherst Drive, Nashville, TN 37214.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Subscribed and sworn to before me this the 1ST day of December, 2022.

Affiant

My commission expires: 7-7-25
(Affix Seal)

Notary Public

CAITLIN MCKEIGHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES JULY 7, 2025

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 1ST day of December, 2022.

Samuel Chad Currie

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named **Samuel Chad Currie**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this the 1ST day of December, 2022.

Notary Public

My Commission Expires: 7-7-25

CAITLIN MCKEIGHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES JULY 7, 2025

202212010125973

Tennessee Certification of Electronic Document

I, Steven T. Morris 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 December 1, 2022 (date of document).

Affiant Signature

December 1, 2022

Date

State of TN

County of Davidson

Sworn to and subscribed before me this 1st day of December, 2022.

CATHERINE DESIMONE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-06-2023

Notary's Signature

MY COMMISSION EXPIRES: 11/06/2023