THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **10 Burton Hills Blvd** **Suite 130** **Nashville, TN 37215**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is: $558,334.00. Affiant Subscribed and sworn to before me, this 20th day of December, 2022. Notary Public My Commission Expires:

HOLLY DEES NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY MY COMMISSION EXPIRES MARCH 7, 2023

Karen Johnson Davidson County
Batch# 953674 DEEDQC
12/21/2022 10:24:00 AM 3 pgs
Fees: $18.00 Taxes: $2,065.84
20221221-0131714

QUITCLAIM DEED

Address New Owner:	**Send Tax Bills To:**	**Tax Information:**
Jane A. Heath and Kenan J.D. Heath 3011 Gates Rd, NW Washington DC 20008	New Owner	Map and Parcel No.: 117-08-0-307.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Rita McWilliams as to a 32% interest and William Messick as to a 2% interest, as tenants in common** (hereinafter collectively referred to as the "Grantor") do hereby quitclaim, transfer and convey to **Jane A. Heath, a 34% interest as tenant in common,** her heirs and assigns, all of their rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 2 and the Northerly 10 feet of Lot 3, on the changed Plan of Lots 11,12,13,14, and 15 in Belmont Terrace Annex No. 1 of record in Plat Book 547, page 99, Register's Office for Davidson County, Tennessee to which Plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Jane A. Heath as to 64% interest, Rita McWilliams as to a 32% interest, Kenan J.D. Heath as to a 2% interest and William Messick as to a 2% interest as tenants in common, by Warranty Deed from Kumar Kolin and Jill Kanter Kolin, husband and wife, dated January 9, 2017 and recorded on January 18, 2017 in Instrument No. 20170118-0005639, as corrected in Scrivener's Affidavit recorded in Instrument No. 20170126-0008661, and Deed of Correction in Instrument No. 20170615-0060009 in the Register's Office of Davidson County, Tennessee.

The purpose of this quitclaim deed is for Rita McWilliams to convey her 32% interest and William Messick to convey his 2% interest in the property to Jane A. Heath. Jane A. Heath now has a 98% interest in the property and Kenan J.D. Heath has a 2% interest as tenants in common.

This is improved property known as: **3014 Brightwood Avenue, Nashville, TN 37212.**

Grantor covenants that they are lawfully seized and possess said real property in fee simple, have a good right to convey it, and that the same is conveyed with any liens, restrictions, conditions and easements currently of record. However, this instrument was prepared without the benefit of a title search. 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.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 29th day of November 2022.

Rita McWilliams

Rita McWilliams

STATE OF MD)
COUNTY OF Montgomery

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

Witness my hand, at Office, this 29th day of November, 2022.

LOUBNA A HATOUM
Notary Public - State of Maryland
Montgomery County
My Commission Expires Sep 30, 2023

Notary Public

My Commission Expires: Sep 30, 2023

IN WITNESS WHEREOF, Grantor has executed this instrument on this 28 day of November, 2022.

William Messick

STATE OF Colorado)
COUNTY OF Eagle)

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

Witness my hand, at Office, this 28 day of November, 2022.

Notary Public

My Commission Expires: 01/25/2023

HECTOR SAMUEL PALACIOS ESTRADA
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20194003484
MY COMMISSION EXPIRES 01/25/2023