Karen Johnson Davidson County
Batch# 967255 DEEDQC
02/03/2023 02:53:00 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20230203-0008148

9:24 (1)

This instrument prepared by:
Smith.Sholar.Milliken.PLLC
1164 Nashville Pike
Gallatin, TN 37066

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND SMITH.SHOLAR.MILLIKEN.PLLC. SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT, OR LEGAL AND/OR TAX RELATED COUNSEL. ***ATTN: THIS TRANSFER COULD VOID THE OWNER'S TITLE POLICY THAT YOU HAVE FOR THE SUBJECT PROPERTY.***

QUITCLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Map Parcel Numbers
Marketing Works, LLC	(NAME) SAME AS NEW OWNER	
(STREET ADDRESS) 301 Northcrest Blvd, Suite 1298	(STREET ADDRESS) "	052-08-122.00
(CITY) (STATE) (ZIP) Goodlettsville, TN 37070	(CITY) (STATE) (ZIP) "	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged, **The Schmanski Second Family Limited Partnership** Grantor, does hereby quitclaim and convey unto **Marketing Works, LLC**, the Grantee herein, its successors, heirs and assigns, all of Grantor's right, title and interest in and to the following described real property in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 34 on the Plan of Meadow Bend Subdivision, Section 1, of record in Plat Book 5200, Page 600, Register's Office for Sumner County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Schmanski Second Family Limited Partnership by deed from Darin W. Smith and wife, Sonya Smith of record in Book 10466, Page 691, Register's Office for Davidson County, Tennessee.

This is improved property known as: 1160 – 1162 Sioux Terrace, Madison, TN 37115

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00

Subscribed and sworn to before me this the 20 day of January, 2023.

Affiant

My commission expires: 1/28/26
(Affix Seal)

Notary Public

E A CARTER STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Witness my hand this ___ day of January, 2023.

Schmanski Second Family Limited Partnership

By: David A. Schmanski, Limited Partner

By: Tammy L. Schmanski, Limited Partner

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named David A. Schmanski, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Partner of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 20 day of January, 2023.

Notary Public

My Commission Expires: 1/28/26

E A CARTER STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Per SSA Guide

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named Tammy L. Schmanski, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Partner of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 20 day of January, 2023.

Notary Public

My Commission Expires: 1/28/26

E A CARTER
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY