QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 982421 DEEDQC
03/20/2023 02:29:28 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20230320-0020015

File #23-PA-1105-F

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF March, 2023.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

C. LOY CARNEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-07-2024

THIS INSTRUMENT WAS PREPARED BY
Carney Title, LLC
400 Overbeck Lane, Suite 101
Nashville, TN 37204
(615) 864-0770

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Anna Wiseman	**Same as New Owner**	
(NAME)	(NAME)	**061 11 0 212.00**
1105 Riverwood Dr		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **CALEB WILLIAMS, A SINGLE PERSON,** hereinafter called the Grantor(s), by these presents do/does hereby quitclaim unto **ANNA WISEMAN, A SINGLE PERSON** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, any and all interest in and to that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 119 on the Plan of Eastdale Place, a Subdivision of Part of Lot No. 4 in The Division of the William Williams Land on Gallatin Turnpike, of record in Plat Book 547, Pages 29 and 30, Register's Office for said County, Tennessee to which reference is hereby made for a more complete description.

Being the same property conveyed to Caleb Williams and Anna Williams, husband and wife, by Warranty Deed from Luis Del Mazo Jr. and wife, Ashlee Del Mazo, of record in Instrument No. 20070314-0031096, in the Register's Office of Davidson County, Tennessee, dated March 07, 2007 and recorded on March 14, 2007.

Further being the same property conveyed to Anna Wiseman, by Quitclaim Deed from Caleb Williams, of record in Instrument No. 20210524-0070106, in the Register's Office of Davidson County, Tennessee, dated November 02, 2020 and recorded on May 24, 2021.

The said Anna Williams is now known as Anna Wiseman.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is ____ **unimproved** __X___ **improved** property known as: 1105 Riverwood Drive, Nashville, TN 37216.

Witness my/our hand(s) this the 14th day of March, 2023.

Caleb Williams

STATE OF TN

COUNTY OF Davidson

On this 14th day of March, 2023, before me personally appeared Caleb Williams, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 14th day of March, 2023.

Notary Signature
My commission expires:

MEGAN PAULUS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-02-2026

RETURN TO:
Anna Wiseman
1105 Riverwood Dr
Nashville, TN 37216