Karen Johnson Davidson County
Batch# 985784 DEEDQC
03/29/2023 08:14:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20230329-0022703

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (JCG)
150 Third Avenue South, Suite 2800
Nashville, Tennessee 37201

QUITCLAIM DEED

Address New Owner(s)	Send Tax Bills To:	Map/Parcel Number(s)
Kevin T. Smith and Jennie P. Smith 6 Warwick Lane Nashville, TN 37205	Same	104-14-0G-102.00

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, BLAINE H. SMITH, hereby quitclaims and conveys all of his right, title and interest in that certain tract or parcel of land in Davidson County, Tennessee, being more particularly described on Exhibit A attached hereto (the "Property"), as follows:

1. To KEVIN T. SMITH a 42.42% undivided tenant-in-common interest in the Property; and

2. To JENNIE P. SMITH a 57.58% undivided tenant-in-common interest in the Property.

The description of the Property on Exhibit A is the same as that contained in the prior deed.

Said Property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

This is improved property known as 6 Warwick Lane, Nashville, Tennessee 37205.

IN WITNESS WHEREOF, the undersigned have executed this instrument on this 29th day of July, 2022.

Blaine Smith
BLAINE H. SMITH

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public having authority within the State and County aforesaid, BLAINE H. SMITH, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 29th day of July, 2022.

Rugenia Hines
Notary Public

My Commission Expires: July 3, 2023

RUGENIA HINES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 03, 2023

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.

James C. Leech, Agent for transferee
AFFIANT

Sworn to and subscribed before me this 29th day of July, 2022.

Rugenia Hines
Notary Public

My Commission Expires: July 3, 2023

RUGENIA HINES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 03, 2023

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No.3 on the Plan of Revised Final Plat of Whitworth, Phase 01B, of record in Plat Book 7900, Page 415, 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 described in a deed of record as document number 20220819-0094093 in the Register's Office for Davidson County, Tennessee. See also deeds of record at 20220517-0057054, 20150910-0092123 and 20220711-0079566 in the Register's Office for Davidson County, Tennessee.

35370869.1

Tennessee Certification of Electronic Document

I, Adam Harrer, 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 July 29, 2022 (date of document).

Affiant Signature

03/28/2023

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 28 day of March, 2023.

Aubrey D. Burns

Notary's Signature

MY COMMISSION EXPIRES: 09-07-2026

NOTARY'S SEAL

