Karen Johnson Davidson County
Batch# 1032962 DEEDQC
08/01/2023 11:14:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20230801-0059274

THIS INSTRUMENT PREPARED BY:
Homeland Title, LLC
2822 Bransford Ave.
Nashville, TN 37204
(615)599-9959

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 27 day of July, 2023.

Notary Public
My Commission Expires: 7-27-2023

CATHERINE FRANCO
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Address New Owner:	Send Tax Bills To:	Map-Parcel No.:
Connor J. Gee, Dana M Gray Gee and Daniel J Boehm 3712 Creston Ct Hermitage, TN 37076	New Owner	087-01-0A-117.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of no dollars and no cents, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Connor J. Gee, unmarried** ("Grantor"), has bargained and sold, and by these presents does hereby Quitclaim and convey unto **Connor J. Gee, unmarried and Dana M Gray Gee and husband, Daniel J Boehm, as Tenants in Common with Right of Survivorship** ("Grantees"), their heirs and assigns, all of his right, title and interest in and to that certain real property in **Davidson County**, Tennessee, together with all rights, privileges and appurtenances thereto and any improvements thereon (the "Premises"), as more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 44, on the Plan of Chesney Glen, Section Four, of record in Plat Book 9700, Page 844, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description of said property.

Being the same property conveyed to Conner J. Gee, a single person by Warranty Deed from Breckenridge Property Fund 2016, LLC, a Delaware limited liability company, dated July 24, 2023, of record in Instrument No. 202308010059272, Register's Office for Davidson County, Tennessee.

This is improved property known as 3712 Creston Court, Hermitage, TN 37076.

IN WITNESS WHEREOF, Grantor(s) have executed this instrument as of the 27th day of July, 2023.

GRANTOR(S):

Connor J. Gee

STATE OF TENNESSEE
COUNTY OF Wilson

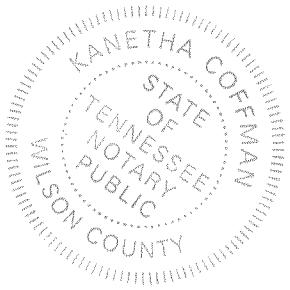
On this the 27th day of July, 2023, before me personally appeared Connor J. Gee, to me this day, and acknowledged and executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 27th day of July, 2023.

Notary Public

My Commission Expires: 6/26/27

(SEAL)



CERTIFICATE OF AUTHENTICITY

I, Catherine Franco, do hereby make oath that I am a licensed attorney and/or 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 27, 2023.

Affiant
Date: August 1, 2023

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 1 day of August 2023

Notary Public

My Commission Expires: 11.15.25

JESSE TALFORD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY