NEW OWNERS:
Amber Smith
1074 Hartmann Plantation Circle
Lebanon, Tennessee 37087

SEND TAX BILLS TO:
New Owner

Map & Parcel: 076 05 0 173.00

THIS INSTRUMENT PREPARED BY:
ROCHELLE, McCULLOCH & AULDS
P.L.L.C.
109 North Castle Heights Avenue
Lebanon, TN 37087

Space for Recorder's stamp

Karen Johnson Davidson County
Batch# 1039215 **DEEDQC**
08/16/2023 02 03 03 PM 3 pgs
Fees $17 00 Taxes $0 00



20230816-0063929

FROM INFORMATION
SUPPLIED BY THE PARTIES
NO TITLE OPINION REQUESTED
NO TAX ADVICE GIVEN

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **DAVID M. WAIN**, do hereby convey and quitclaim unto my daughter, **AMBER SMITH**, her heirs and assigns, forever, all of my right, title and interest in the following tract or parcel of land, situate and lying in DAVIDSON County, Tennessee, described as follows, to-wit:

Parcel "A" fronts 167 feet on the center of Tulip Grove Road and runs back easterly between parallel lines measuring 520 feet on the southerly line and 510 feet on the northerly line to a line in the rear on which it measures 160 feet.

LESS AND EXCEPT property sold of record in Book 5807, Page 134, Register's Office for Davidson County, Tennessee.

Being the same property conveyed unto Amy Irene Wain, unmarried by that Deed from The Nature Conservancy, a District of Columbia Non-Profit Corporation, dated March 8, 1993, of record in **Book 8886, Page 534**, Register's Office for Davidson County, Tennessee. Amy Irene Wain died intestate May 29, 2014, a widow with no spouse surviving, survived by her only son and sole heir at law, David M. Wain, reference that Affidavit of Inheritance of record in Instrument No. 20230807-0061059, in the Register's Office for Davidson County, Tennessee.

WITNESS MY SIGNATURE this 31 day of July 2023.

David M Wain

DAVID M. WAIN

STATE OF FLORIDA

COUNTY OF Collier

Personally appeared before me, the undersigned, a notary public of the state and county aforesaid, DAVID M. WAIN, 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 31 day of July 2023.

Lucy Guevara

Notary Public

My commission expires: 2/12/2024 Seal :

Notary Public State of Florida
Lucy Guevara
My Commission GG 957955
Expires 02/12/2024

The actual consideration or value, whichever is greater, for this transfer is **$0.00**.

Affiant

Sworn to and subscribed to before me, this the 14th day of August 2023.

Notary Public

My commission expires: March 7, 2026

