THIS INSTRUMENT PREPARED BY:
Martin Heller Potempa & Sheppard, PLLC
2122 21st Avenue South
Nashville, Tennessee 37212

Karen Johnson Davidson County
Batch # 1099104 DEEDQC
02/08/2024 09:02:08 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20240208-0008845

This Deed was prepared based upon information provided by the parties. No independent title examination was conducted. The preparer makes no representation as to the status of the title or the accuracy of the description.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is: **$0.00**.

SHARON PALMER, *Affiant*

MICAH C. MATTHEWS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

Subscribed and sworn to before me, this 21 day of November 2023.

NOTARY PUBLIC
My Commission Expires: 7/7/27

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Sharon Palmer 5153 Singing Hill Drive Antioch TN 37013	New Owner	176-01-0-A-089.00CO

FOR AND IN CONSIDERATION of Zero and No/100ths Dollars ($0.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, **DAVID PALMER AND DANIELLE PALMER** ("GRANTORS") have bargained and sold, and by these presents do transfer and convey unto **SHARON PALMER** ("GRANTEE") her heirs, successors and assigns, all of their right, title, and interest in 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.89 on the Plan of The Estates of Hickory Woods, of record in Instrument 200104120036163, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to David Palmer, married, by Warranty Deed from Classic Homes BOS, LP, of record in Instrument No. 20010906-0096700, Register's Office for Davidson County, Tennessee.

The said David Palmer having since died on October 13, 2022, leaving his wife, Sharon Palmer, and two children, David Palmer and Danielle Palmer, as his sole heirs-at-law, as evidenced by Affidavits of Heirship of record in 20240208-0008843 and 20240208-0008844, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

This is **improved** property known as: **5153 SINGING HILLS DRIVE, ANTIOCH, TENNESSEE 37013.**

Witness our hands this the 21 day of November, 2023.

Danielle Palmer

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **DANIELLE PALMER**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 21 day of November, 2023.

MICAH C. MATTHEWS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Notary Public
My Commission Expires: 7/7/27

Witness our hands this the 4th day of December, 2023.

David Palmer

STATE OF Illinois)
COUNTY OF Champaign)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **DAVID PALMER**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 4th day of December, 2023.

OFFICIAL SEAL
M INGRAM
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 03/11/2025

Notary Public
My Commission Expires: 3/11/2025