Karen Johnson Davidson County
Batch# 1234635 DEEDQC
02/05/2025 03:51:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250205-0008898

Prepared by:
Kimbra Spann, Attorney
1616 Westgate Circle
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration, or value, whichever is greater, for this transfer is $ 0 .

Affiant

MICHELE MAZZANTI
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

Subscribed and sworn to before me this 5th day of February, 2025.

Notary Public
My commission expires: 10/2/28

Address of New Owner:	Send Tax Bills to:	Tax Information:
David Brett Schultz	Owner	075-12-0E-037-00
1216 Lilac Drive		
Nashville, TN 37076		

QUITCLAIM DEED

For consideration, the receipt and sufficiency whereof is hereby acknowledged, the undersigned, **Austin Drake Atchley, unmarried** hereinafter referred to as Grantor(s), by these presents, quitclaim and convey all of his/her/their right, title and interest to **David Brett Schultz, unmarried** hereinafter referred to as the Grantee(s), in and to the following tract or parcel of land in the Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 16 on the Plan of First Revision, Final Plat, Blossom Trace, of record in Plat at Instrument No. 20010920-0101745, as corrected in Surveyor's Certificate of Correction recorded in Instrument No. 20011025-0116872, 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 conveyed to David Brett Schultz, unmarried and Austin Drake Atchley, unmarried by Warranty deed dated March 31, 2023 from Juan Flores and Adrianne M. Flores, husband and wife of record in Instrument No. 20230404-0024346 Register's Office for Davidson County, Tennessee.

This property is known as 1216 Lilac Dr., Nashville, TN 37076

Witness my/our hands this 5th day of February 2025.

Austin Drake Atchley

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named **Austin Drake Atchley**, 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 in the capacity and for the purposes therein contained.

Witness my hand and official seal at Williamson County, Tennessee, this 5th day of February 2025.

KIMBRA SPANN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Notary Public
My Commission Expires: 1/17/2027

THIS DEED HAS BEEN PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES. NO INDEPENDENT TITLE EXAMINATION HAS BEEN MADE, AND NO AFFIRMATION REGARDING THE STATUS OF TITLE IS MADE.

Certificate of Authenticity

I, Kimbra Spann, 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 2/5/2025.

Date

Affiant Signature

2/5/2025

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 5th day of Feburary, 20 25.

Notary's Signature

My Commission Expires: October 2, 2028

Notary's Seal (if on paper)

MICHELE MAZZANTI
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY