THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
800 Crescent Centre Drive, Suite 140
Franklin, TN 37067

Karen Johnson Davidson County
Batch # 1358574 DEEDQC
12/16/2025 10:43:38 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20251216-0099939

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is: $-0-.

Affiant

Subscribed and sworn to before me, this 15 day of December, 2025.

Notary Public

My Commission Expires: _____

JAMES ALEXANDER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Commission Expires Feb. 28, 2026

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Lori Miller 411 English Ivy Dr Nashville, TN 37211	New Owner	161 11 0D 084.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Samuel H. Miller, a married man,** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to **Lori Miller, unmarried,** (hereinafter referred to as the "Grantee") their heirs and assigns, all of their interest in the following land:

Land in Davidson County, Tennessee, being Lot No. P-84, on the Plan of PHASE VII FOR VILLAGES OF BRENTWOOD, of record in Plat Book 6900, Page 777, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Samuel H. Miller, a married man, by Warranty Deed from Caitlyn J. Newhouse, a married woman, of record in Instrument No. 20231106-0086511, in the Register's Office of Davidson County, Tennessee, dated November 03, 2023 and recorded on November 06, 2023.

Grantor warrants that he/she has never lived in the subject property as a married person and that the subject property is not subject to any marital rights therein.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 15th day of December 2025.

Samuel H. Miller

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Samuel H. Miller, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 15th day of December 2025.

Notary Public
My Commission Expires: _____

KATIE SHEFFIELD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Commission Expires November 14, 2029