QUITCLAIM DEED

CORTLYN STOKES NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 11-08-2028

AJ-QCD-26-1705

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13 DAY OF April, 2026.

Notary Public

MY COMMISSION EXPIRES

(AFFIX SEAL)

Karen Johnson
Batch # 1405932
04/15/2026 02:47:19 PM
Fees: $12.00 Taxes: $0.00

Davidson County
DEEDQC
2 pgs

20260415-0030953

THIS INSTRUMENT WAS PREPARED BY (and pleas

Rudy & Partners, PLLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Lisa Fowler Matchem	**New Owner**	**14916003800**
(NAME)	(NAME)	
1705 Hickory View Ct		
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF ZERO DOLLARS, CASH IN HAND, PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

LISA FOWLER MATCHEM ("GRANTORS")

BY THESE PRESENTS DOES HEREBY CONVEY, ASSIGN, AND QUITCLAIM UNTO

LISA FOWLER MATCHEM ("GRANTEE")

HER HEIRS, SUCCESSORS, AND ASSIGNS ALL GRANTOR'S RIGHT, TITLE, AND INTEREST IN AND TO THOSE CERTAIN TRACTS OR PARCELS OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 11 ON THE PLAN OF HICKORY RIDGE SUBDIVISION, OF RECORD IN INSTR. NO. 200002090013329, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH SAID PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION THEREOF.

BEING THE SAME PROPERTY CONVEYED TO WENDELL BOWLER AND WIFE, LISA BOWLER, BY WARRANTY DEED, FROM 101 CONSTRUCTION COMPANY, A TENNESSEE CORPORATION, OF RECORD IN INSTRUMENT NO. 20000901-0086842, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THE SAID WENDELL BOWLER HAVING PASSED MAY 8, 2003, TITLE VESTED SOLELY IN THE REMAINING TENANT BY THE ENTIRETY, LISA BOWLER, BY OPERATION OF LAW.

THE SAID LISA BOWLER, HAVING SINCE REMARRIED, IS NOW KNOWN AS LISA FOWLER MATCHEM.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

This is **improved** property known as: **1705 Hickory View Court, Antioch, TN 37013.**

Witness our hands this the 13 day of April, 2026.

LISA FOWLER MATCHEM

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **LISA FOWLER MATCHEM**, 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 13 day of April, 2026.

Notary Public

My Commission Expires:

