Karen Johnson Davidson County
Batch # 1456172 DEEDQC
08/06/2026 11:08:48 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20260806-0072479

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.

Tammy D. Chapman
AFFIANT

This instrument was prepared
Upon information furnished by the
Parties by:
Howard M. Skipworth #012469
Attorney at Law
P.O. Box 489
Joelton, Tennessee 37080
Telephone: (615) 876-2550
Email: hskipworth@skipworthlaw.com

Subscribed and sworn to before me
This 12th day of
August, 2026.
Howard M. Skipworth
NOTARY PUBLIC

HOWARD M. SKIPWORTH
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-3-2027

My commission expires:

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tammy D. Chapman 3516 Stagner Road Joelton, TN 37080	Tammy D. Chapman 3516 Stagner Road Joelton, TN 37080	01400005600

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that Collin A. Chapman and Stephen C Chapman, for and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold, and do hereby remise, release and forever quitclaim unto Tammy D. Chapman, her heirs, successors and assigns, their entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

See attached Exhibit "A" for description

This is unimproved property known as: 0 Lot, Binkley Road, Joelton, Tennessee 37080. Being the same property conveyed to Tammy D. Chapman, Collin A. Chapman and Stephen C. Chapman by Affidavit of Heirship of record at Instrument No. 20260806-0072478 Register of Deeds for Davidson County, Tennessee.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions, and encumbrances as may affect the premises.

WITNESS my hand this 1st day of August, 2026.

COLLIN A. CHAPMAN, Grantor

STEPHEN C. CHAPMAN, Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared COLLIN A. CHAPMAN and STEPHEN C. CHAPMAN, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Joelton, Tennessee, this 1st day of August, 2026.

NOTARY PUBLIC

My commission expires: _____

HOWARD M. SKIPWORTH
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-3-2027

NOTE TO REGISTER:

Upon recording, please return
the recorded instrument to
Howard Skipworth
Attorney at Law
P.O. Box 489
Joelton, TN 37080

EXHIBIT "A"

Land in the 14th Civil District of Davidson County, Tennessee, and being more particularly described as follows, to wit:

Beginning at an iron pin, S. E. corner of George M. Chapman land, in the Northern right of way of the Binkley Road; thence with east line of Chapman land, N. 14 degrees 30 minutes 08 seconds E. 382.20 feet to an iron pin in southern right of way of I-24; thence with southern right of way of I-24, S. 85 degrees 23 minutes14 seconds E. 1285 feet to an iron pin in Larry Binkley's line; thence with Larry Binkley line and Delwyn Binkley line, S. 66 degrees 24 minutes 02 seconds W. 322.74 feet to an iron pin, common corner of Delwyn Binkley and Eddie Binkley; thence with line of Eddie Binkley, S. 78 degrees 11 minutes 44 seconds W. 94.80 feet to an iron pin, N. E. corner of land conveyed to Mable Reasoner, by deed of record in Book 4258, page 756,Register's Office of said County; thence with line of said Reasoner land, and line of Garfield Newman, N. 68 degrees 27 minutes 16 seconds W. 371.31 feet to an iron pin, N. W. corner of said Newman land; thence with W. line of Newman land, S. 14 degree 30 minutes W. 447.42 feet to a concrete monument in north right of way of Binkley Road; thence with northern right of way of said road, N. 77 degrees 44 minutes 33 seconds W. 220 feet to an iron pin; and N. 72 degrees 31 minutes 41 seconds W. 270.03 feet to the beginning, containing 7.598 acres, more or less.

Subject to all other matters of record in the office of the Register of Deeds for Davidson County, Tennessee.