Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Andrew Miller Akers **248 Harding Place** **Nashville, TN 37205**	**130 01 0 140.00**	**Same**
This instrument prepared by: Carter Shelton Jones, PLC 2021 Richard Jones Road, Suite 240, Nashville, TN 37215		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, **ANDREW MILLER AKERS, JR. and SARAH AKERS** (the "Grantors") hereby convey, transfer, assign, and quitclaim to **ANDREW MILLER AKERS** (the "Grantee"), Grantee's successors and assigns, all of the right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described on EXHIBIT A attached hereto and incorporated hereby by reference (the "Property"). **Following this conveyance, ANDREW MILLER AKERS will be the sole owner of the Property.**

This is improved property known as **248 Harding Place, Nashville, TN 37205.**

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

Grantors and Grantee acknowledge that this Quitclaim Deed was prepared from information in prior deeds; that no request was made that Brian Shelton or Carter Shelton Jones, PLC perform a title examination; and that neither Brian Shelton nor Carter Shelton Jones, PLC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration of this transfer is $-00-.

Affiant

Subscribed and sworn to before me this 28th day of September, 2026.

KATIE CESERETTI
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Notary Public
My Commission Expires: 06/20/2027

Karen Johnson Davidson County
Batch # 1478812 DEEDQC
09/30/2026 09:17:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20260930-0090174

shall have any liability for the status of the title to the property or for the accuracy of such information.

IN WITNESS WHEREOF, the Grantors have executed this Quitclaim Deed this 28th day September, 2026.

ANDREW MILLER AKERS, JR.

SARAH AKERS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **ANDREW MILLER AKERS, JR. and SARAH AKERS**, 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 seal at office in Nashville, Tennessee, on this the 28th day of September, 2026.

Notary Public

My Commission Expires:

06/20/2027

KATIE CESERETTI
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

EXHIBIT A

(Legal Description of the Property)

Land in Davidson County, Tennessee, being Lots Nos. 19 and 20 on the Map of Bransford Realty Company's Belle Meade Golf Links Subdivision, as of record in Book 431, Page 94, Register's Office for Davidson County, Tennessee.

Said Lots Nos. 19 and 20 front together 120 feet on the northeasterly side of Westover Drive, now Harding lace and run back between lines 210 feet to a dead line.

BEING the same property conveyed to ANDREW MILLER AKERS, ANDREW MILLER AKERS, JR. and SARAH AKERS, by deed of record as Instrument Number 20061211-0119498, in the Register's Office for Davidson County, Tennessee.