QUITCLAIM DEED

Davidson County DEEDQC
Recvd: 06/17/04 15:15 1pgs
Fees:12.00 Taxes:0.00
20040617-0072043

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Stephen D. Elkins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th June, 2004

Toni Simpson
Notary Public

MY COMMISSION EXPIRES: 1-19-05
(AFFIX SEAL)

TONI SIMPSON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY
Southern Title, LLC, 2401 Memorial Blvd., Springfield, TN 37172

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Shelley Renee Elkins	Shelley Renee Elkins	
4515 Nolensville Rd	4515 Nolensville Rd	163-11-E-3
Nashville, TN 37211	Nashville TN 37211	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Shelley Renee Elkins, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY AND QUITCLAIM UNTO Shelley Renee Elkins and Stephen D. Elkins, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT: SDE

A certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

BEING Unit No. 2 on the Plat of Timber Trace Townhomes of record in Instrument Number 200011220115447, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description thereof.

BEING the same property conveyed to Shelley Renee Elkins by deed from York Construction, LLC, a Tennessee Limited Liability Company dated July 16, 2003 of record in Instrument Number 200107170075757, Register's Office for Davidson County, Tennessee.

unimproved ☐

This is improved ☒ property, known as 2950 Baby Ruth Lane 2, Antioch, TN 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 8th day of June, 2004.

Shelley Renee Elkins

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, a Notary Public in and for said County and State, personally appeared Shelley Renee Elkins, with whom I am personally acquainted or has proven to me on the basis of satisfactory evidence and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Commission expires: 1-19-05

TONI SIMPSON NOTARY PUBLIC AT LARGE SUMNER COUNTY, TN

Toni Simpson
Notary Public