**THIS INSTRUMENT PREPARED BY:**
Nashville Title Insurance Corporation
2818 Bransford Avenue
Nashville, TN 37204

**Address New Owner(s)**
Sabrina Tayes and James Michael Tayes
3051 Edgemont Drive
Nashville, TN 37214

**Send Tax Bills To:**
New Owner

**Map & Parcel No.:**
085-11-0-017.00

Davidson County DEEDQC
Recvd: 08/02/17 09:07 3 pgs
Fees:17.00 Taxes:0.00
20170802-0078377

# QUITCLAIM DEED

**FOR AND IN CONSIDERATION** of the sum of Ten Dollars ($10.00), and other good and valuable consideration, receipt of which is hereby acknowledged, I, **Sabrina N. Clarke n/k/a Sabrina Tayes** ("Grantor") does hereby quitclaim and convey unto **Sabrina Tayes and James Michael Tayes, wife and husband** ("Grantees"), their heirs and assigns, all of my Grantor's right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

**Situate in Davidson County, Tennessee, being Lot No. 119 on the Plan of Stanford Country Club Estates, of record in Book 2900, Page 67, Register's Office for Davidson County, Tennessee, to which reference is here made for a more complete description.**

**Being the same property conveyed to Sabrina N. Clarke, unmarried woman from Michael John McGinley and Christina McGinley by Warranty Deed on August 12, 2014, of record in Instrument Number 20140815-0074211, Register's Office for Davidson County, Tennessee. Sabrina N. Clarke having since married and is now known as Sabrina Tayes.**

This is improved property known as **3051 Edgemont Drive, Nashville, TN 37214.**

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property.

**IN WITNESS WHEREOF**, the Grantor has caused this instrument to be executed on this **20th** day of **July, 2017**.

Sabrina Tayes

**Sabrina N. Clarke now Sabrina Tayes**

STATE OF TENNESSEE )
COUNTY OF Sumner )

Personally appeared before me, Jennifer R. Pierce, a Notary Public in and for said state and county, **Sabrina N. Clarke now Sabrina Tayes** , with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office this **20th** day of **July, 2017**.

_____ My Commission Expires: 11-6-17
NOTARY PUBLIC

JENNIFER R. PIERCE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE )
COUNTY OF Sumner )

The actual consideration for this transfer is **$00.00.**

_____
AFFIANT

Subscribed and sworn to before me, this **20th** day of **July, 2017**.

_____ My Commission Expires: 11-6-17
NOTARY PUBLIC

JENNIFER R. PIERCE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

I, Andy Maloney, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of Davidson

Personally appeared before me, Julie Coone, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Julie Coone
Notary's Signature

JULIE COONE
STATE OF TENNESSEE
NOTARY PUBLIC
BEAURY COUNTY, TENN.

My commission expires: 5-3-2021