Bill Garrett Davidson County
Batch# 6611 DEEDQC
10/02/2017 03:51:38 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20171002-0100863

QUIT CLAIM DEED

From: Anthony A. Wadsworth

To: Hannah E. Smith

This instrument prepared by:
M. Stuart Saylor
509 New Highway 96 West, Suite 201
Franklin, TN 37064

Address New Owner:	Send Tax Bills To:	Tax Parcel No.
Hannah Smith 721 Albar Drive Nashville, TN 37221	Hannah Smith 721 Albar Drive Nashville, TN 37221	142 09 0 A 063.00 C0

AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The undersigned, after being first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of the Final Decree of Divorce in that certain case styled Hannah E. Wadsworth v. Anthony A. Wadsworth, Circuit Court for Davidson County, Tennessee, Docket No. 17D1215, and that there was no other consideration given for the transfer.

Anthony A. Wadsworth
Affiant – Anthony A. Wadsworth

SUBSCRIBED AND SWORN TO before me this 29 day of September, 2017.

Keely Morrow
NOTARY PUBLIC
My Commission Expires:

KEELY MORROW
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires

FOR AND IN CONSIDERATION of the sum of zero ($0.00) dollars and in accordance with the terms and conditions of the Final Decree of Divorce in that certain case styled Hannah E. Wadsworth v. Anthony A. Wadsworth, Circuit Court for Davidson County, Tennessee, Docket No. 17D1215, **Anthony A. Wadsworth**, (the "Grantor") by these presents hereby sells, assigns and quitclaims unto **Hannah E. Smith** (the "Grantee") all of Grantor's right, title and interest in and to certain land located at 721 Albar Drive, Nashville, Tennessee 37221, in Davidson County, Tennessee, being more particularly described as follows:

Being the same property conveyed to **Hannah E. Smith**, a single woman, and **Victoria A. Smith** and **Donald L. Smith**, husband and wife, by Special Warranty Deed dated September 11, 2012, from **Federal Home Loan Mortgage Corporation** as of record in instrument 20121015-0094020, Register's Office for Davidson County, Tennessee. Being unit No. 51-A on the plan of Doral Country Villa Condominiums, Section Three of Record in Book 5050, Page 48, Register's Office for Davidson County, Tennessee, to which plan is hereby made for a more complete and accurate description. Being the same as that certain property conveyed to Federal Home Loan Mortgage Corporation from Ocwen Loan Servicing, LLC by deed dated March 16, 2012 as of record in instrument 20120328-0026300, Register's Office for Davidson County, Tennessee.

Improved property commonly known as: 721 Albar Drive Unit 51a, Nashville, TN 37221.

Subject to any easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

DATED this 26 day of September, 2017.

Anthony A. Wadsworth
ANTHONY A. WADSWORTH

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before the undersigned, a Notary Public in and for the State and County aforesaid, **Anthony A. Wadsworth** (Grantor), with whom I am personally acquainted, who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand, at office, this 26 day of September, 2017.

KEELY MORROW STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires

Keely Morrow
NOTARY PUBLIC

My Commission Expires: 1/26/2019