Bill Garrett Davidson County
Batch# 70236 DEEDQC
03/16/2018 02:14:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20180316-0025140

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 8th day of March, 2018

Notary Public

COMMISSION EXPIRES:
(AFFIX SEAL)

KELSEY OLIVER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 2020

THIS INSTRUMENT WAS PREPARED BY:
Foundation Title and Escrow Green Hills, 30 Burton Hills, Suite 210, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NO(S).:
Richard Lee Percefull and Patricia H. Percefull	Richard Lee Percefull and Patricia H. Percefull	072132A0200C0
(Name) 3002 Martha Ave Nashville, TN 37206	3002 Martha Ave Nashville, TN 37206	
(Address)		

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned,Richard Lee Percefull, hereinafter referred to as Grantor(s), hereby quitclaim to Richard Lee Percefull and Patricia H. Percefull his/her/their heirs and assigns forever, all of his/her/their right, title and interest in the following described real estate, situated in Davidson County, State of Tennessee, to wit

Unit B of the 935 Cahal Avenue as shown in the Declaration of Covenants, Conditions, and Restrictions for Townhomes at 935 Cahal Avenue, a horizontal property regime with private elements and no general common elements of record as Instrument No. 20180131-0009781, Register's Office for Davidson County, Tennessee to which reference is made for a more complete and accurate description of the property.

Being the same property conveyed to Richard L. Percefull, unmarried man by Deed from Erlete Malveira Ascencao, an unmarried woman dated June 30, 2004 and recorded July 01, 2004 as Instrument No. 20040701-0078396, in said Register's Office for Davidson County, Tennessee.

Further, being the same property conveyed to Richard Lee Percefull by Quitclaim Deed from Laurel Lynn Parton dated June 08, 2011 and recorded October 17, 2012 as Instrument No. 20121017-0095256, in said Register's Office for Davidson County, Tennessee.

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

IN WITNESS WHEREOF, the said Richard Lee Percefull has hereunto set his/her/their signature, on this, the 15th day of March, 2018

Richard Percefull

STATE OF TENNESSEE

COUNTY OF

I, Kelsey Oliver, a Notary Public for the County of Davidson and State of Tennessee, do hereby certify that personally appeared before me this day and acknowledged the due execution of the foregoing instrument. → Richard L. Percefull

Witness my hand and official seal, this the 15th of March, 2018.

Kelsey Oliver
Notary Public

My Commission Expires:

(SEAL)

KELSEY OLIVER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 7, 2020

True Copy Certification for Recording Purposes

I, _____, do hereby make oath that I am 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 of Custodian/Certifier

State of Tennessee County of Davidson SS:

Before me, _____, a notary public for this county and state, personally appeared _____ (certifier), with who I am personally acquainted, and who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

_____
Notary's Signature S-E-A-L Comm exp: _____

True Copy Certification

I, Penny Y. Ray, 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.

Penny Y. Ray
Signature

State of Tennessee
County of Williamson

Personally appeared before me, Patricia Haggard a notary public for this county and state, Penny Y. Ray who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5/6/19
Notary' Seal (if on paper)

