Bill Garrett Davidson County
Batch# 70237 DEEDQC
03/16/2018 02:14:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20180316-0025141

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 15th day of March 2018

Notary Public

COMMISSION EXPIRES:

(AFFIX SEAL)

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

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	072132A0100C0
(Name) 935 Cahal Nashville, TN 37206	2027 Greenwood 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, husband and wife 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 A 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)



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)

PATRICIA HAGGARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-06-2019