Karen Johnson Davidson County
Batch# 224225 DEEDQC
04/30/2019 04:16:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20190430-0040071

Prepared by/Return to:
Mark B. Leedom, Esq.
7065 Moores Ln Ste 100
Brentwood, TN 37027

THIS INSTRUMENT WAS PREPARED BY INFORMATION FURNISHED BY THE PARTIES. THE PREPARER MAKES NO CLAIM OR WARRANTIES AS TO THE STATUS OF THE TITLE.

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $-0-.

Affiant

Subscribed and sworn to before me, this 23 day of April, 2019.

Notary Public

My commission expires: 9/6/22

QUITCLAIM DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Number
Chiquita Nicole Campbell	**New Owner**	**050030B15300CO**
1411 Cranapple Cove		
Nashville, TN 37207		

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the herein GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Brittany M. Horton, Unmarried , " GRANTOR(S)", by these presents, does hereby quitclaim and convey unto Chiquita Nicole Campbell, Unmarried, "GRANTEE(S)", his/her/their successors, heirs and assigns all of his/her/their rights, title and interests in and to a certain tract or parcel of land in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 73 on the Plan of Mulberry Downs, Phase 1C, of record in Book 7900, Page 442, Register's Office of said County, to which reference is hereby made for a more particular description.

Being the same property conveyed to Chiquita N. Horton and Brittany M. Horton by Special Warranty Deed from Deutsche Bank National Trust Company, as Trustee of Morgan Stanley Mortgage Loan Trust 2005-5AR, dated 7/13/12 of record in Instrument No. 20120817-0073903, Register's Office of Davidson County, Tennessee.

By way of recital, Chiquita N. Horton is now known as and is one and the same person as Chiquita Nicole Campbell.

Subject to any/all covenants, conditions, restrictions, easements, and encumbrances of record in the Register's Office of Davidson County, Tennessee.

For recital purposes, the above-described property is improved property known as 1411 Cranapple Cove, Nashville, TN 37207.

Preparer makes no representation as to the accuracy of the information contained herein, this instrument having been prepared without benefit of title search upon information furnished by the parties hereto.

WITNESS my/our hand(s) this 23 day of April, 2019.

Brittany M. Horton

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public of said County and State, Brittany M. Horton, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office in Nashville, Tennessee, this 23 day of April, 2019.

Notary Public

My Commission Expires: 9/6/22

WILLIAM STAMPLEY IV
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

True Copy Certification

I,KRISTEN TRAINI, 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 TENNESSEE

County of SUMNER

Personally appeared before me, the undersigned, a notary public for this county and state, KRISTEN TRAINI 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: 11-30-2020

Notary's Seal (if on paper)

