This Instrument Prepared By:

Foundation Title and Escrow Series, LLC
450 Saint Andrews Drive
Ste C
Murfreesboro, TN 37128

QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 226331 **DEEDQC**
05/06/2019 10:31:02 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20190506-0042059

NEW OWNER: **SEND TAX BILLS TO:** **MAP/PARCEL**

STEPHANIE SILVA
635 STANVID DR.
NASHVILLE, TN 37216

New Owner **061 02 0 0153.00**

For and in consideration of the sum of One Dollar ($1.00) cash in hand paid by GRANTEE, the receipt of which is hereby acknowledged, **Stephanie J. Silva, married** hereinafter called the GRANTOR, does hereby quitclaim and convey unto **Stephanie J. Silva and spouse, Kelly Ann Silva** , GRANTEES, all right, title and interest in the said property listed below:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot 319, as shown on the Map entitled Section 11-Second Addition, Gra-Mar Acres, of record in Book 3500, Page 43, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Stephanie J. Silva, unmarried and Elizabeth M. Sugg, unmarried, as tenants in common with right of survivorship by Warranty Deed from Strive Properties LLC, A Tennessee Limited Liability Company dated November 20, 2014 and recorded November 21, 2014 in Instrument No. 20141121-0107608 in said Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Stephanie J. Silva, unmarried by Quitclaim Deed from Stephanie J. Silva, unmarried and Elizabeth M. Sugg, unmarried, as tenants in common with right of survivorship dated October 24, 2017 and recorded October 31, 2017 as Instrument No. 20171031-0111517, in said Register's Office for Davidson County, Tennessee.

This is improved property located at *635 Stanvid Drive, Nashville, TN 37216* .

THIS INSTRUMENT WAS PREPARED WITHOUT A TITLE SEARCH OF THE SUBJECT PROPERTY.

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

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the GRANTOR has hereunder set his/her/their hand(s) this 12 day of APRIL 2019.

Stephanie J. Silva

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public of said County and State, the within named **Stephanie J. Silva**, with whom I am personally acquainted, or proved on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 12 day of April, 2019.

NOTARY PUBLIC

My Commission Expires: 03-08-2022

CHA TORIA C KIRBY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me, this 12 day of April, 2019.

NOTARY PUBLIC

My Commission Expires: 03-08-2022

CHA TORIA C KIRBY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY