THIS INSTRUMENT PREPARED BY: **The Row Title & Escrow, LLC** **20 Music Square West, Suite 200** **Nashville, TN 37203**	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 20 day of April, 2019. Notary Public My Commission Expires: October 7, 2019

Karen Johnson Davidson County
Batch# 227853 DEEDQC
05/09/2019 12:11:11 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20190509-0043657

OLIVIA WAGGONER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires OCT. 7, 2019

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map Parcel No.
Shanee Driver 1604 Carol Winds Court Old Hickory, TN 37138	New Owner	064080A-069.00CO

FOR AND IN CONSIDERATION OF the sum of Ten ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **SHANEE DRIVER, AN UNMARRIED WOMAN, AND AARON C. ELLIOTT, AN UNMARRIED MAN, JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP** ("Grantor"), by these presents, do hereby quitclaim and convey unto **SHANEE DRIVER,** and her heirs, successors and assigns ("Grantees"), all of Grantors' rights, title and interest in and to certain tract or parcel of land in Davidson County being more particularly described as follows, to-wit:

Land in Davidson County, Tennessee, Being Lot No. 108, Section Two, Merritt Downs as shown on plat of record in Instrument No. 20030904-0128443, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to SHANEE DRIVER, AN UNMARRIED WOMAN, AND AARON ELLIOTT, AN UNMARRIED MAN, JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP from CALVIN HO AND ERICA M. HO, HUSBAND AND WIFE, of record as Instrument No. 20180621-0060074, dated June 20, 2018 and recorded on June 21, 2018 said Register's Office.

This is improved property known as: **1604 Carol Winds Court, Old Hickory, TN 37138**

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

[PURPOSESLY LEFT BLANK]

Witness our hands this the 19th day of April, 2019, the bargaining party, having cause our names to be signed hereto on said day and date.

GRANTORS:

SHANEE DRIVER

AARON C. ELLIOTT

STATE OF Tennessee)
)
COUNTY OF Davidson)

On this 19th day of April in the year 2019, before me, the undersigned Notary Public, personally appeared **SHANEE DRIVER**, the within named bargainor, known to me to be the person whose name is subscribed to the within instrument and acknowledged that she executed the same for the purposes therein contained.

In witness whereof, I hereunto set my hand and official seal.

BRADLEY T. BALD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 11-03-2020

Notary Public

My commission expires: 11/3/2020

STATE OF Tennessee)
)
COUNTY OF Davidson)

On this 19th day of April in the year 2019, before me, the undersigned Notary Public, personally appeared **AARON C. ELLIOTT**, the within named bargainor, known to me to be the person whose name is subscribed to the within instrument and acknowledged that he executed the same for the purposes therein contained.

In witness whereof, I hereunto set my hand and official seal.

BRADLEY T. BALD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 11-03-2020

Notary Public

My commission expires: 11/3/2020