Karen Johnson Davidson County
Batch# 251221 DEEDQC
07/02/2019 07:59:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20190702-0064064

This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd, Suite 402, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Aolar S Hart** ("Grantor"), a single person , hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Aolar S. Hart, a single person, and Jessica Hart, a single person** (Grantee), all of her, title, and interests in the following described real property, to wit:

Land in Davidson County, Tennessee, being Lot No. 13 on the Plat of Wetmore & McGavock's Addition to Nashville, as of record in Plat Book 21, page 41, Register's Office for said County.

Said Lot No. 13 fronts 50 feet on the northerly margin of Jefferson Street and extends back between parallel lines 150 feet to any alley.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

Being all or part of the same property conveyed to Grantor herein by Quitclaim Deed of record at Book 10285, page 738, in said Register's Office.

IN TESTIMONY WHEREOF I have executed this instrument the 1st day of **July, 2019.**

Aolar S Hart
Aolar S Hart

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, **Aolar S Hart,** with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 1st day of **July, 2019.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 9/25/19

STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY VENIKKIA BRANCH

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$0.00.**

AFFIANT

SUBSCRIBED AND SWORN before me this the 1st day of **July, 2019.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 9/25/19

STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY VENIKKIA BRANCH

PROPERTY ADDRESS:	**1212 Jefferson St.** **Nashville, TN 37218**
TAX PARCEL NO.:	**81-16-359**
PROPERTY OWNER:	**Aolar S. Hart and Jessica Hart**
OWNER'S ADDRESS:	**1009 Eddystone Ct.** **Nashville, TN 37207**
MAIL TAX BILLS TO:	**Owner at Owner's Address**

Certificate of Authenticity

I, ASHLEE D PAGE, 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.

Ashlee D Page

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Venikkia Cunningham, a notary public for this county and state, Ashlee D. Page, 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: 9/25/19

VENIKKIA CUNNINGHAM
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
MY COMMISSION EXPIRES 9-25-2019