Karen Johnson Davidson County
Batch# 253041 DEEDQC
07/05/2019 10:27:02 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20190705-0065678

This Instrument Prepared By: Christina Leitzen at 1404 Shelton Ave, Nashville, TN 37216

Quitclaim Deed

KNOW ALL MEN BY THESE PRESENTS THAT:

Christina Lee (Leitzen) Springer, married, of 1404 Shelton Ave, Nashville, TN 37216, (the "Grantor"), for and in consideration of 1.00 Dollars, does hereby sell, remise, release, and convey, as well as quitclaim, unto Christina Lee (Leitzen) Springer, of 1404 Shelton Ave, Nashville, TN 37216 and Adelwis Antonio Teran, of 1404 Shelton Ave, Nashville, TN 37216, a married couple, (collectively the "Grantee"), the following described real estate located in the county of Davidson, State of Tennessee:

Land in Davidson County, Tennessee, being Lot No. 3 of Block B on the Plan of Inglewood Golf Club Estates of record in Plat Book 843, Page 98, in the Registrar's Office for Davidson County, Tennessee.

Said Lot No. 3 fronts 60 feet on the southerly side of Shelton Avenue and runs back between lines, 181 feet on the westerly line and 178 feet on the easterly line, to a dead line and measures 60 feet thereon.

Being the same property conveyed to Christina Lee (Leitzen) Springer, by quitclaim feed from Christina Lee (Leitzen) Springer of record as instrument #20161213-0130363 in the Registrar's Office for Davidson County, Tennessee.

Being all or part of the same property described in the County Register's Deed book 20161213-0130363, Page 98, Plat Book 843

TO HAVE AND TO HOLD the aforesaid real estate, together with all the appurtenances and hereditaments attached to the property, unto the Grantee, Grantee's heirs and assigns, forever.

IN WITNESS WHEREOF the Grantor has executed this instrument this 5th day of ~~June~~ July, 2019.

Signed in the presence of:

Signature

~~Christina Lee (Leitzen) Springer~~ AT

Christina Leitzen
Name

Spousal Acknowledgement

I, Adelwis Antonio Teran of 1404 Shelton Ave, Nashville, TN 37216, spouse of Christina Lee (Leitzen) Springer, in accordance with the above Quitclaim Deed, and in consideration of the above sum and other good and valuable consideration received, do hereby waive and release to the Grantee all rights of dower, curtesy, homestead, community property, and all other right, title and interest, if any, in and to the above property.

Spouse's Signature: _____

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, David Allen, a Notary Public in and for the said state and county, duly commissioned and qualified, personally appeared Adelwis Antonio Teran, known to me (or proven to me on the basis of satisfactory evidence) to be the person described in and who executed this Spousal Acknowledgement, and acknowledged that they executed this Spousal Acknowledgement with lawful authority as a free and voluntary act.

WITNESS my hand and Notarial Seal at office this 5th day of ~~June~~ July, 2019.

_____
Notary Public, the State of Tennessee

County of Davidson

My commission expires: 3/28/2023

DAVID ALLEN
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

Grantor Acknowledgement

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, David Allen, a Notary Public in and for the said state and county, duly commissioned and qualified, personally appeared Christina Lee (Leitzen) Springer, known to me (or proven to me on the basis of satisfactory evidence) to be the person described in and who executed this Quitclaim Deed, and acknowledged that they executed this Quitclaim Deed with lawful authority as a free and voluntary act.

WITNESS my hand and Notarial Seal at office this 5th day of ~~June~~ July, 2019.

David Allen
Notary Public, the State of Tennessee

County of Davidson

My commission expires: 3/28/2023

DAVID ALLEN
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

Register's Fee $ _____

Mail Tax Notice to: Christina Lee (Leitzen) Springer, 1404 Shelton Ave, Nashville, TN 37216
Parcel Number: 072 07 0 252.00