Address New Owner As:	Send Tax Bills To:	Map-Parcel Number(s)
Tracy Harris and Kandace Harris 3401 Anderson Road Antioch, TN 37013	New Owner	136150b07300co

THIS INSTRUMENT PREPARED BY:
Midtown Title, LLC
1704 Charlotte Avenue, Suite 105
Nashville, Tennessee 37203

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater, for this transfer is $0.00

Affiant

Subscribed and sworn to before me, this the 11th day of July, 2019.

Notary Public

My Commission Expires: 9-24-22
(Affix Seal)

JAKE MOORE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Karen Johnson Davidson County
Batch# 255296 DEEDQC
07/11/2019 12:23:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20190711-0067722

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Kandace Harris**, hereinafter referred to as the Grantor, has bargained and sold, and by these presents does transfer and quitclaim unto **Tracy Harris and Kandace Harris, husband and wife**, hereinafter referred to as the Grantee, and Grantee's successors and assigns, all of Grantor's interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit No. 65 on the plan of A Horizontal Property Regime (Private Element) Phase 2, Smith Springs Townhomes of record in Instrument No. 20010629-0068937, 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 Kandace Harris, an unmarried woman, by Warranty Deed from Morris A. Goggins, Jr. and wife, Kellani Goggins, dated March 4, 2016, and recorded March 8, 2016, of record in Instrument No. 20160308-0022144, Register's Office for Davidson County, Tennessee.

This is improved property known as: **3401 Anderson Road, Antioch, TN 37013.**

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

This instrument was prepared from information supplied by the Grantor and Grantee. No title examination, survey, or settlement has been performed and Midtown Title, LLC, shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

IN WITNESS WHEREOF, this instrument has been executed this the 11 day of July, 2019.

GRANTOR:

Kandace Harris

STATE OF TENNESSEE)

COUNTY OF Davidson)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Kandace Harris, the within named bargainor, with whom I am personally acquainted, and who, upon oath, executed that she executed the foregoing instrument for the purposes therein contained.

IN WITNESS WHEREOF, this the 11 day of July, 2019.

Notary Public
My Commission Expires: 9-24-22

JAKE MOORE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

True Copy Certification

I, Christopher M. Corriveau, 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.

C. M. C

Signature

State of Tennessee
County of Davidson

Personally appeared before me, Rachel Marie Collins, a notary public for the state of Tennessee, Christopher M. Corriveau who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rachel Marie Collins

Notary Signature

My Commission Expires: 3-21-20

