for new owner / tax bills

Prepared By

Jana Fults
2717 Emery Drive
Nashville, Tennessee
37214

Karen Johnson Davidson County
Batch# 269440 DEEDQC
08/09/2019 11:56:33 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20190809-0079529

After Recording Return To

Jana Fults
2717 Emery Drive
Nashville, Tennessee
37214

Space Above This Line for Recorder's Use

TENNESSEE QUIT CLAIM DEED

State of Tennessee

Davidson County

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One-Dollar ($1.00) and/or other valuable consideration to the below in hand paid to:

Jana Sanders Fults, a married individual, residing at 2717 Emery Drive, Nashville, Tennessee, 37214.

The receipt whereof is hereby acknowledged, the undersigned hereby conveys and quitclaims to Jana Fults and Brandon Fults, a married couple, residing at 2717 Emery Drive, Nashville, Tennessee, 37214 (hereinafter called the "Grantee(s)") as tenants in common, all the rights, title, interest, and claim in or to the following described real estate, situated in Davidson County, Tennessee, to-wit:

Land in Davidson County, TN, being Lot no. 40 on the plan of Meadowview Acres, Section III, as of record in Book 2083, page 85, registers office for Davidson county, Tennessee. Said Lot No. 40 fronts 87 feet on the southerly margin of Emery Dr and runs back between lines 275.3 feet on the easterly side line and 274.7 feet on the westerly side line to a rear line measuring 88.3 feet thereon. Being the same

property conveyed to Jo Ann Sanders from John A. Hobbs of record in instrument No. 20060320-0032017, Register's Office for Davidson County, Tennessee. Being the same property conveyed to Jana Sanders Fults from Jo Ann Sanders of record in instrument No. 20190712-0067927, Register's Office for Davidson County, Tennessee.

~~**To have and to hold,** the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever for the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party, forever.~~

Grantor's Signature Jana Sanders Fults Date August 8th 2019
Print Name: Jana Sanders Fults
Address: 2717 Emery Drive, Nashville, Tennessee, 37214

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0 /07, Affiant
Subscribed and sworn before me this the
9 Day of AUG, 2019.
aHayes, Deputy Register

State of Tennessee)

County of Davidson)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Jana Sanders Fults whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 8 day of August, 2019.

Hunter Miller (SEAL)

HUNTER MILLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires
March 7, 2023