This instrument prepared by:
Tennessee Nations Title Agency, Inc.
404 BNA Drive,
Building 200, Suite 310
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

Karen Johnson Davidson County
Batch# 271453 DEEDQC
08/14/2019 12:39:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20190814-0081254

State of TN }
County of Davidson }

The actual consideration or value, whichever is greater for this transfer is: $ 0.00

Affiant Signature

Subscribed and sworn to before me on this the 9 day of August, 19

Notary Public

My Commission expires 6/19/21

TONYA GREER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

NAME AND ADDRESS OF PROPERTY OWNER:
Matthew Douglas Hagen
6001A Pennsylvania Avenue
Nashville, TN 37209

SEND TAX BILLS TO:
Matthew Douglas Hagen
6001A Pennsylvania Avenue
Nashville, TN 37209
MAP AND PARCEL NUMBER: 091060Z00100CO

QUITCLAIM DEED

19NT00592

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged I,

Matthew Douglas Hagen, unmarried man, and Terrence Hagen and Laurie Hagen, husband and wife

By these presents do remise, release and **QUITCLAIM** unto

Matthew Douglas Hagen, a single man

Hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in **DAVIDSON COUNTY,** Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit A, 6001 Pennsylvania Avenue Townhomes, a horizontal property regime, as established by Declaration of Covenants, Conditions and Restrictions, as shown on plat of record in Instrument No. 20160822-0087594, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Subject to all easements, reservations, covenants, conditions, agreements of record if any.

Being the same property conveyed to Matthew Douglas Hagen, unmarried man, and Terrence Hagen and Laurie Hagen, husband and wife, by Warranty Deed from Regal Development, LLC, dated 03/14/2018 and recorded 03/19/2018 as document no. 201803190025879 Register's Office for Davidson County, Tennessee

This is an improved property commonly known as 6001 A Pennsylvania Ave, Nashville, TN 37209

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 9 day of August 19.

Matthew Douglas Hagen

State of Tennessee }
County of Rutherford }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Matthew Douglas Hagen** the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 9 day of August 19

Notary Public

My Commission expires: 6/19/21.

TONVA GREER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

Terrence Hagen

State of Tennessee }
County of Williamson }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Terrence Hagen** the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 5th day of August, ____.

Notary Public

My Commission expires: 3 / 18 / 23 .

KAREN A. BRYAN
STATE OF TENNESSEE
NOTARY PUBLIC
COFFEE COUNTY

Laurie Hagen

Laurie Hagen

State of Tennessee }
County of Williamson

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Laurie Hagen** the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 6th day of August, 2019.

Notary Public

My Commission expires: _____/_____/_____.

MARY LAHYM
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES MARCH 28, 2022

CERTIFICATE OF AUTHENTICITY

I, Sean Huddleston, 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 to law.

Sean Huddleston

State of Tennessee

County of Davidson

Personally appeared before me, Katrina Hoff, a notary public for this county and state, Sean Huddleston who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

KATRINA KAREN HOFF
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-08-2021

Notary's Signature

My commission expires: 03-08-2021

Notary's Seal: