Return to:

NETCO
930 S BELL BLVD, SUITE 206
CEDAR PARK TX 78613
FILE NO. NTN-1309291

Karen Johnson Davidson County
Batch# 297283 DEEDQC
10/07/2019 12:43:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20191007-0102552

QUITCLAIM DEED

THIS INSTRUMENT WAS PREPARED BY
BC LAW FIRM, P.A. 1181 CALIFORNIA AVE., STE. 185 CORONA, CA 92881
NO REPRESENTATION BY PREPARER AS TO ANY MATTERS OF TITLE OR LEGAL DESCRIPTION/SURVEY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
ANDREA M LAMBE	ANDREA M LAMBE	135060A00200C0
2105 FORGE RIDGE CIRCLE NASHVILLE, TN 37217	2105 FORGE RIDGE CIRCLE NASHVILLE, TN 37217	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **ANDREA M. LAMBE AND HARRY DONALD LAMBE AND MARY LAMBE,** HEREINAFTER CALLED THE GRANTOR, DO/DOES HEREBY BARGAIN, SELL, RELEASE, REMISE, QUITCLAIM AND CONVEY UNTO **ANDREA M. LAMBE, A SINGLE WOMAN**, HEREINAFTER CALLED THE GRANTEE, HIS/HER/ITS SUCCESSORS, HEIRS AND ASSIGNS, ALL THE RIGHT, TITLE AND INTEREST IN AND TO A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

Land in Davidson County, Tennessee, Being all of Lot 2 on the plat of Resubdivision of Lot 1 Forge Ridge Franklin Limestone Road, of record in plat book 9700, pages 295 and 296 and corrected in book 10316, page 880, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description thereof.

Being the same property or a portion of the same property conveyed to Andrea M. Lambe and Harry Donald Lambe and Mary Lambe, as joint tenants with right of survivorship by Instrument dated November 4, 2015 from Cherly P. Cole, unmarried filed on January 19, 2016 as Document Number 20160119-0005113 and in Book at Page in the Davidson County records.

Property known as, 2105 FORGE RIDGE CIRCLE, NASHVILLE, TN 37217

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 my hand this 24 day of September, 2019.

Andrea Lambe

ANDREA M. LAMBE

STATE OF TENNESSEE

COUNTY OF Wilson

Before me, Jana Drury of the state and county mentioned, personally appeared **ANDREA M. LAMBE** to me known to be the person(s) described in and who executed the foregoing instrument for the purposes therein contained.

(seal)

JANA DRURY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER
My Comm. Expires January 29, 2020

Jana Drury
Notary Public
Printed Name: Jana Drury
My Commission Expires: 01-29-20

Witness my hand this _____ day of _____, 20____.

MARY LAMBE

HARRY DONALD LAMBE

STATE OF ~~TENNESSEE~~ FLORIDA

COUNTY OF PALM BEACH

Before me, Christa Carroll of the state and county mentioned, personally appeared **HARRY DONALD LAMBE AND MARY LAMBE** to me known to be the person(s) described in and who executed the foregoing instrument for the purposes therein contained.

Notary Public State of Florida
Christa Carroll
My Commission GG 000842
Expires 06/09/2020

Christa Carroll
Notary Public
Printed Name: Christa Carroll
My Commission Expires: 6-9-2020

Tennessee Certification of Electronic Document

I, Ryan Welch, do hereby make oath that I am a licensed attorney and/or the
Signer's Name

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.

Signature

State of Texas

County of Williamson

Personally appeared before me, Andrea Pasciak, a notary public for this county and
Notary's Name

state, Ryan Welch, who acknowledges that this certification of an electronic
Signer's Name

document is true and correct and whose signature I have witnessed.

Notary Signature

MY COMMISSION EXPIRES: 03-08-2021

NOTARY'S SEAL

ANDEREA LYN PASCIAK
Notary Public, State of Texas
Comm. Expires 03-08-2021
Notary ID 131035137

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registrars prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subsection (2).