Karen Johnson Davidson County
Batch# 306816 DEEDQC
10/28/2019 11:36:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20191028-0110225

Prepared by:
Lisa Webb, Esq.
5505 Edmondson Pike, Suite 11
Nashville, Tennessee 37211

Map & Parcel No.:
072-10-0-006.00

This firm did not conduct a title search, issue a title opinion letter, or issue the title insurance regarding the sale of this property.

QUITCLAIM DEED

THIS INSTRUMENT was made and entered into this 28 day of October, 2019, by and between:

SHAWN WIGGINS ("Grantor") and KALI PAIGE EDWARDS("Grantee"), to whom will hold title in fee simple.

IN CONSIDERATION of the sum of One Dollar ($1.00) and other good and valuable consideration, the receipt and legal sufficiency of which are hereby acknowledged, Grantor does hereby convey, transfer, remise, release, relinquish, and quitclaim unto Grantee and Grantee's heirs and assigns, all of Grantor's right, title, and interest in and to the following described improved real property at 1025 Dozier Place, Nashville, Tennessee 37216, described as follows:

> LAND in Davidson County, Tennessee, being Lot No. 10, on the Plan of Map of Dozier Place, of record in Plat Book 974, page 51, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.
>
> BEING the same property conveyed to Cindy Dominicus and Rene Lopez, wife and husband, by Warranty Deed from Mothership Ventures, LLC, dated December 23, 2014, appearing of record in Instrument Number 20141229-0118146, Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to Kali Page Edwards and Shawn Wiggins, wife and husband, by Warranty Deed from Movement Mortgage, LLC, dated November 19, 2015, of record in Instrument Number 20151119-0117469, Register's Office for Davidson County, Tennessee.

Name and Address of New Owner:
Kali Paige Edwards
1025 Dozier Place
Nashville, Tennessee 37216

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
Shawn D Wg, **Affiant**
Subscribed and sworn before me this the
28 **Day of** Oct, **2019.**
AHayes, **Deputy Register**

Name and Address of Entity Responsible
For Payment of Real Property Taxes:
Kali Paige Edwards
1025 Dozier Place
Nashville, Tennessee 37216

WITNESS MY HAND this the 28 day of October, 2019.

SHAWN WIGGINS, Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, SHAWN WIGGINS, personally appeared and executed the foregoing instrument for the purpose described therein.

WITNESS my hand and seal, this 28th day of October 2019.

[SEAL] KAILEY ROZELL STATE OF TENNESSEE NOTARY PUBLIC Exp. Sept. 07, 2021 DAVIDSON COUNTY

NOTARY PUBLIC

My Commission Expires: September 7 2021