QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 368953 DEEDQC
03/06/2020 02:53:31 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20200306-0025652

JM-MM-19-0404

DANA DELWORTH NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 07-06-2020

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 4th DAY OF March, 2020.

Notary Public

MY COMMISSION EXPIRES: 7/6/20

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title & Escrow, LLC
608 Shelby Avenue
Nashville, TN 37206

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Maude Booker, unmarried and Melanie Morgan, married, as tenants in common with the right of survivorship	**NEW OWNER**	
(NAME)	(NAME)	**022-02-0-053.00**
404 Jordan Leigh Court,		
(ADDRESS)	(ADDRESS)	
Joelton, TN 37080		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **MAUDE BOOKER, UNMARRIED** , hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **MAUDE BOOKER, UNMARRIED AND MELANIE MORGAN, MARRIED, AS TENANTS IN COMMON WITH THE RIGHT OF SURVIVORSHIP** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 24 on the Plan of Section Four, Chae Pointe of record in Plat Book 9700, Page 929, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Harry Booker and Maude Booker, husband and wife by Quitclaim deed from Antonio Booker, a single man and Harry Booker and Maude Booker, husband and wife of record in Instrument No. 20051230-0156716 Register's Office for Davidson County, Tennessee, dated December 20, 2005 and recorded on December 30, 2005.

The said Harry Booker died June 8th, 2014 leaving Maude Booker as the surviving tenant by the entirety.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **404 Jordan Leigh Court, Joelton, Tennessee 37080**.

Witness my/our hand(s) this the 28 day of FEB, 2020.

Maude Booker
Maude Booker

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MAUDE BOOKER, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the ~~6th~~ 28th of ~~August, 2019~~ FEB 2020.

Notary Public
My Commission Expires:
(SEAL)

C. LOY CARNEY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 6, 2020

RETURN TO:

Rudy Title & Escrow, LLC
608 Shelby Avenue
Nashville, TN 37206