Address New Owner As:	Send Tax Bills To:	Map-Parcel Number(s)
Joshua S. Hand and Andrea Hand 2524 Somerset Drive Nashville, TN 37217	New Owner	135-16-0A-100.00-CO

THIS INSTRUMENT PREPARED BY:
Midtown Title, LLC
1704 Charlotte Avenue, Suite 105
Nashville, Tennessee 37203

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 17 day of March, 2020.

Notary Public

WESSLEY INSCOE NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

My Commission Expires: 10-2-23
(Affix Seal)

Karen Johnson Davidson County
Batch# 373713 DEEDQC
03/17/2020 01:32:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20200317-0029554

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **Joshua S. Hand, a married man, and Stanley I. Hand, Jr. a married man,** hereinafter referred to as the Grantors, has this day quitclaim unto **Joshua S. Hand and wife, Andrea Hand,** hereinafter referred to as the Grantees, and Grantees' successors and assigns, all of Grantor's interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 71 on the Plan of Subdivision for Tracts 8, 9, & 10 of Nashboro Village of record in Plat Book 5200, Page 186 through 189, inclusive, 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 Joshua S. Hand, and unmarried man, and Stanley I. Hand, Jr., a married man, as joint tenants with right of survivorship, by Warranty Deed from Timothy D. Smith, an unmarried person, dated October 5, 2017, recorded on October 9, 2017 in Instrument No.: 20171009-0103145, Register's Office for Davidson County.

This is unimproved property known as: **2524 Somerset Drive, Nashville, TN 37217.**

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

This instrument was prepared from information supplied by the Grantor and Grantee. No title examination, survey, or settlement has been performed and Midtown Title, LLC, shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

IN WITNESS WHEREOF, this instrument has been executed this the 16th day of March, 2020.

GRANTORS:

Joshua S. Hand

Stanley I Hand, Jr.

STATE OF FLORIDA
COUNTY OF ORANGE

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Joshua S. Hand and Stanley I. Hand, Jr., the within named bargainor, with whom I am personally acquainted, and who, upon oath, executed that he executed the foregoing instrument for the purposes therein contained.

IN WITNESS WHEREOF, this the 16th day of March, 2020.

Notary Public
My Commission Expires: 09/14/2020

ANDREW D PEARCE
MY COMMISSION # GG030440
EXPIRES September 14, 2020

True Copy Certification

I, Christopher M. Corriveau, 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 according to law.

C. M. C

Signature

State of Tennessee
County of Davidson

Personally appeared before me, Rachel Marie Collins, a notary public for the state of Tennessee, Christopher M. Corriveau who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rachel Marie Collins

Notary Signature

My Commission Expires: 3-21-20

