Karen Johnson Davidson County
Batch# 381270 DEEDQC
04/02/2020 02:51:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20200402-0035663

PREPARED BASED ON PRIOR DEED. TITLE SEARCH NOT PROVIDED

Prepared and Return to:
Amy Cross Nance Attorney at Law, PLLC
103 Forrest Crossing Blvd Suite 205
Franklin, Tennessee 37064
615-794-5644

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF March, 2020.

Notary Public
My Commission Expires: 2/12/23

AMY CROSS NANCE NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

Address New Owner	Send Tax Bills	Map-Parcel Numbers
Courtney Collins	**Same**	**135-08-0A-5693.00CO**
693 Longhunter Court		
Nashville, TN 37217		

QUITCLAIM DEED

FOR AND IN consideration of the sum of One Dollar ($1.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged that James A. Ladd, a married person has bargained and sold, and do hereby convey, remise, release and forever quitclaim unto James A. Ladd and Courtney Collins and Zach Collins as joint tenants with right of survivorship their heirs and/or assigns, his entire right, title and interest in and to a certain tract of land in - Davidson County, Tennessee, described as follows:

A certain condominium unit in Davidson County, Tennessee described as follows: Unit No. 693 Block 25 in a Horizontal Property Regime as shown on the condominium site plan of Nashboro Village Nineteen Condominiums as of record in Book 5200 Page 80 Register's Office for Davidson County, Tennessee.

Being the same property conveyed to James A. Ladd by deed from Phyllis A. McDaniel and Ester Terry of record in Instrument NO. 20130402-0032577 Register's Office for Davidson County, Tennessee.

This is improved property known as 693 Longhunter Court, Nashville, TN 37217

This instrument and the interest released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

This property has never been the primary residence of Grantor and not subject to marital interest.

WITNESS my hand this 31st day of March, 2020.

James A. Ladd

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

Witness my hand and official seal at Franklin, Tennessee, this 31st day of March 2020.

Notary Public

My Commission expires 2/12/27

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

I Emily Hobby do hereby make oath that I am a licensed and/or the custodian of the electronic version of the attached tendered for registration herewith and that this is a true and correct copy of the original documents executed and authenticated according to law.

Signature

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

Witness my hand and official seal at Franklin, Tennessee, this 5th day of March, 2018.

Notary Public

My Commission expires: 2/12/23

AMY CROSS NANCE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY