Karen Johnson Davidson County
Batch# 384736 DEEDQC
04/13/2020 12:01:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20200413-0038240

This instrument prepared by:

Windmill Title, LLC
7103 Bakers Bridge Ave., Ste 103
Brentwood, TN 37027
Phone: (615) 613-0483

File No. 20201142R

The actual consideration is $0.00.

NEW OWNER:

Amanda M. Stephenson and Daniel Stephenson
2202 Greenwood Avenue
Nashville, TN, 37206

AFFIANT

Subscribed and sworn to before me this
the 26th day of March, 2020.

NOTARY PUBLIC

My Commission Expires: 5/23/22

SEND TAX BILLS TO:

New owner

MAP/PARCEL:

083-03-0Z-001.00-CO

MELISSA CHISUM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

QUITCLAIM DEED

In consideration of 10.00 and other good and valuable consideration, Amanda M. Jones n/k/a Amanda M. Stephenson, a married woman (hereinafter referred to as "Grantor"), does convey all of his/her/their undivided right, title and interest to the hereinafter described property to Amanda M. Stephenson and Daniel Stephenson, wife and husband (hereinafter referred to as "Grantee"). Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee, being unit (s) A as shown on Exhibit "C" in the Declaration of Covenants, Conditions and Restrictions for Homes at 2202 Greenwood, a Horizontal Property Regime with Private Elements pursuant to Tennessee Code Annotated Section 66-27-103(b) of record in Instrument Number 20151103-0111731, Register's office for Davidson County Tennessee, to which reference is hereby made for a more complete and accurate legal description.

Being a portion of the same property conveyed to Amanda M. Jones, an unmarried woman by Warranty deed from SBE Partners of record in Instrument No. 20170626-0063829 Register's Office for Davidson County, Tennessee, dated June 23, 2017 and recorded on June 26, 2017.

This property is commonly known as 2202 Greenwood Avenue, Nashville, TN 37206.

This conveyance is subject to such limitations, matters of record and any liens or encumbrances which may affect the property. Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose, makes this conveyance to Grantees.

[signatures appear on following pages]

IN WITNESS WHEREOF, effective this the 26 day of March, 2020.

GRANTOR:

Amanda Jones n/k/a Amanda Stephenson

Amanda M. Jones n/k/a Amanda M. Stephenson

NOTE:

THIS DEED WAS PREPARED BASED UPON THE REQUEST AND INSTRUCTIONS OF THE GRANTORS, WITHOUT THE BENEFIT OF A TITLE SEARCH OR A SEARCH FOR LIENS AGAINST THE GRANTEES, WHICH MAY ATTACH TO THE PROPERTY AS A RESULT OF THIS CONVEYANCE, AND NO LEGAL OR TAX ADVICE WAS GIVEN BY THE PREPARER.

STATE OF Tennessee

COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Amanda M. Jones n/k/a Amanda M. Stephenson with whom I am personally acquainted (or proven to me upon the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed this instrument for the purposes contained therein.

Witness my hand, at office, the 26 day of March, 2020.

NOTARY PUBLIC

My Commission Expires: 5/23/22

MELISSA CHISUM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

True Copy Certification

I, RYAN RAFOTH, 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.

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Taylor Stroud, a notary public for this county and state, Ryan Rafoth who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Taylor Stroud
Notary's Signature

My Commission Expires: 1/8/2024
Notary' Seal (if on paper)

