Karen Johnson Davidson County
Batch# 384868 DEEDQC
04/13/2020 02:42:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20200413-0038445

THIS INSTRUMENT PREPARED BY:

Wagon Wheel Title & Escrow, LLC
202 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Gwendolyn Connell 3213 Cynthia Lane Nashville, TN 37207	REGIONS BANK 2050 PARKWAY OFFICE CIR. BIRMINGHAM, AL 35244	050-14-0-181.00

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Wanda M. Clay, unmarried, and Gwendolyn Connell, a married woman,** by these presents do hereby quitclaim and convey unto **Gwendolyn Connell, and husband Gregory Harmes,** his/her/their heirs, successors and assigns, all his/her/their right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 297 on the Plan of Section Two, Parkwood Estates of record in Plat Book 3300, Page 5, in the Register's Office for Davidson County, Tennessee, to which Plat reference is hereby made for a more complete description of the property.

Being the same property conveyed to Glen Connell Jr., and wife, Dorothy Connell by Warranty deed from George E. Crossland and wife, Patricia Crossland of record in Book 5700, Page 229, Register's Office for Davidson County, Tennessee, dated January 02, 1981 and recorded on January 14, 1981.

Dorothy Connell died December 14, 2011 leaving heirs Walter A. Clay, Jr., Wanda M. Clay and Gwendolyn Connell per Petition for Intestate Administration and Granting Letters of Administration of record at Docket No. 12P582 in the Seventh Circuit Court for Davidson County, Tennessee Probate Division.

Being the same property conveyed to Gwendolyn Connell by Quitclaim deed from Walter A. Clay of record in Instrument No. 20190201-0009707 Register's Office for Davidson County, Tennessee, dated January 31, 2019 and recorded on February 01, 2019.

Being also known as 3213 Cynthia Lane Nashville, Tennessee 37207.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the 27 day of March 2020.

Affiant

My commission expires:
(Affix Seal)

Notary Public

Commonwealth of Pennsylvania - Notary Seal
MICHELLE L. THORNTON, Notary Public
Philadelphia County
My Commission Expires August 26, 2023
Commission Number 1260101

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 27 day of March, 2020.

Wanda M. Clay

Wanda M. Clay

STATE OF PENNSYLVANIA
COUNTY OF PHILADELPHIA

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

Witness my hand and seal this the 27th day of March, 2020.

Michelle Thornton

Notary Public

My Commission Expires:

Commonwealth of Pennsylvania - Notary Seal
MICHELLE L. THORNTON, Notary Public
Philadelphia County
My Commission Expires August 26, 2023
Commission Number 1260101

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 27th day of March, 2020.

Gwendolyn Connell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and seal this the 27th day of March, 2020.

Notary Public

My Commission Expires:



True Copy Certification

I, **Angie Lawless**, 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 **TN**
County of **Davidson**

Personally appeared before me, **J. Brandon Miller**, a notary public for this county and state, **Angie Lawless** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5-2-22

J. BRANDON MILLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-02-2022