THIS INSTRUMENT PREPARED BY: **The Row Title & Escrow, LLC** **20 Music Square West, Suite 200** **Nashville, TN 37203** Karen Johnson Davidson County Batch# 389775 DEEDQC 04/22/2020 01:53:30 PM 3 pgs Fees: $17.00 Taxes: $0.00 20200422-0042380	STATE OF Tennessee) COUNTY OF Davidson) The actual consideration or value, whichever is greater, for this transfer is: $-0- Affiant Subscribed and sworn to before me, this 16 day of April, 2020. Notary Public My Commission Expires:

MARGARET PHILPOTT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-02-2023

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map Parcel No.
James Lloyd, Roya Lloyd, and David Lloyd 1105 Sebetha Court Antioch, TN 37013	New Owner	150-08-0-064.00

FOR AND IN CONSIDERATION OF the sum of Ten ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **JAMES LLOYD AND ROYA LLOYD, HUSBAND AND WIFE** ("Grantors"), by these presents, do hereby quitclaim and convey unto **JAMES LLOYD AND ROYA LLOYD, HUSBAND AND WIFE, AND DAVID LLOYD** and their heirs, successors and assigns ("Grantees"), all of Grantors' rights, title and interest in and to certain tract or parcel of land in Davidson County being more particularly described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 496 , as shown on the map entitled Section Five, Towne Village of the Country, of record in Plat Book 6250, Pages 783-784, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to TRAVIS MOW, by deed from HSBC BANK USA, N.A., AS TRUSTEE ON BEHALF OF ACE SECURITIES CORP, HOME EQUITY LOAN TRUST AND FOR THE REGISTERED HOLDERS OF ACE SECURITIES CORP, HOME EQUITIE LOAN TRUST, SERVICES 2005-HE6, ASSET BACKED PASS-THROUGH CERTIFICATES, A CORPORATION ORGANIZED AND EXISTING UNDER TH LAWS OF THE UNITED STATES, of record in Instrument No. 20080430-0043878, dated March 31, 2008, said Register's Office.

This is improved property, known as: **1105 Sebetha Court, Antioch, TN 37013**

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

[INTENTIONALLY LEFT BLANK]

Witness our hands this the 16th day of April, 2020, the bargaining party, having caused our names to be signed hereto on said day and date.

GRANTORS:

JAMES LLOYD

ROYA LLOYD

STATE OF Tennessee)
)
COUNTY OF Davidson)

On this 16th day of April in the year _____, before me, the undersigned Notary Public, personally appeared, **JAMES LLOYD AND ROYA LLOYD,** the within named bargainors, known to me to be the person whose name is subscribed to the within instrument and acknowledged that they executed the same for the purposes therein contained.

Witness my hand and official seal at office this 16th day of April, 2020

BRADLEY T. BALD
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-03-2020

Notary Public

My commission expires: 11/3/2020

True Copy Certification

I, Margaret Philpott, 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 Davidson

Personally, appeared before me, Brittany Sensabaugh, a notary public for this county and state, Margaret Philpott who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

BRITTANY SENSABAUGH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-09-2023

Notary Public

My Commission Expires: 05-09-23