Karen Johnson Davidson County
Batch# 391077 DEEDQC
04/24/2020 10:01:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200424-0043132

PREPARED BY:
Compass Land Title
278 Franklin Road, Suite 190
Brentwood, Tennessee 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value,
whichever is greater, for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me
this 22nd day of April, 2020.

CARLTON DRUMMWRIGHT
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

NOTARY PUBLIC
My Commission Expires: 10/11/21

ADDRESS OF NEW OWNER:
Joyce Green and Tommicus Joyce, Sr.
2817 Nocturne Forest Drive
Nashville, TN 37207

SEND TAX BILLS TO:
New Owner

Map & Parcel: 70-3-A-24

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, **Joyce Diane Green, unmarried,** Grantor, does hereby quitclaim and convey all of the undivided right, title and interest to the hereinafter described property to **Joyce Diane Green and Tommicus Joyce, Sr., as tenants in common with right of survivorship,** Grantee. Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee, being Lot No. 24 on the Plan of Nocturne Forest, Phase One, of record in Book 7900, Pages 20, 21 and 22, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Joyce Green from Cumberland Builders, Inc., by Warranty Deed, of record in Book 10322, Page 814, Register's Office for Davidson County, Tennessee. Joyce Green and Joyce Diane Green being one and the same person.

This is real property commonly known as 2817 Nocturne Forest Drive, Nashville, TN 37207.

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

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 thereof, makes this conveyance to Grantee.

This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.

IN WITNESS WHEREOF, the said parties hereto have hereunto set their signatures on this the 22nd day of April, 2020.

Joyce Diane Green

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public for the State and County the aforesaid, Joyce Diane Green, with whom I am personally acquainted (or who proved to me her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office, this 22nd day of April, 2020.

Notary Public

My Commission Expires: 10/11/21

CARLTON DRUMWRIGHT
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

COMPASS
LAND TITLE

TRUE COPY CERTIFICATE

I, **J. Carlton Drumwright**, do hereby make oath that I am a licensed attorney and 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.

J. Carlton Drumwright

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, Elizabeth Barnes, a notary public for this county and state, **J. Carlton Drumwright**, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary

My Commission Expires: 12/18/22

ELIZABETH J. BARNES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY