QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 399706 DEEDQC
05/13/2020 01:58:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20200513-0049781

GREG FAIRBETTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires NOV. 8, 2021

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $1.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 28th DAY OF February 2020.

NOTARY PUBLIC

My Commission expires: 11-8-21

THIS INSTRUMENT PREPARED BY:

Thomas Longaberger, Attorney 209 Gann Drive, Nashville, TN 37210

NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL
Shenita Johnson	Owner	Map 71-12 Parcel 180
550 Hicks Road		
(ADDRESS)	(ADDRESS)	
Nashville TN 37212		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged,

D'Angelo Alexander, the Grantor

hereinafter referred to as Grantor, by these presents does hereby remise, release and QUITCLAIM unto

Shenita Johnson, the Grantee

hereinafter referred to as Grantee, all of his right, title and interest in and to a certain tract or parcel of land in **Davidson County**, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being parts of Los Nos. 79 and 80 on the Plan of Victory Heights Subdivision of record in Plat Book 1130, page 97, Register's Office for Davidson County, Tennessee, and described according to a survey by John Kohl & Co. dated February 14, 1969, as follows:

Beginning at a point in the northerly margin of Oneida Avenue at the corner of Lots Nos. 80 and 81; thence westwardly along the northerly margin of Oneida Avenue 66 feet to a point; thence northerly 136 feet, more or less, to the rear line; thence easterly 65.5 feet, more or less to a point; thence southerly 148.5 feet, more or less to the beginning.

Being the same property conveyed to William Alexander and Walton Alexander and wife, Clara Alexander by Deed of Record in Book 10869, page 381, Register's Office for Davidson County, Tennessee.

See affidavit of Heirship filed simultaneously herewith.

202005130049779

This is improved (X) property, known as: **711 Oneida Avenue Nashville TN 37207**
(House Number) (Street) (City) (State) (Zip)

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 28th day of February 2020.

D'Angelo Alexander

D'Angelo Alexander

INDIVIDUAL ACKNOWLEDGEMENTS:

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **D'Angelo Alexander**, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 office this 28th day of February ~~20~~20.

My Commission expires:
11.8.21

GREG FAIRBETTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 8, 2021

Notary Public

True Copy Certification

I, Connie Taylor, 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, Greg Fairbetter, a notary public for this county and state, Connie Taylor 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: 11/08/2021

GREG FAIRBETTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 8, 2021

Broker Title & Escrow, LLC
1404 17th Ave S
Nashville, TN 37212