AFTER RECORDING RETURN TO:
Radian Settlement Services, Inc.
1000 GSK Drive, Suite 210
Coraopolis, PA 15108
File No. 1280120355

Karen Johnson Davidson County
Batch# 413416 DEEDQC
06/11/2020 09:51:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20200611-0059717

This document prepared by:
JOHN O. WINDSOR, ESQ.
1775 Lelia Drive Suite E (2nd floor)
Jackson, MS 39216
866-333-3081

No title exam performed by the preparer. Legal description and party's names provided by the party.

Parcel ID No.: 173090A17300CCO

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# QUITCLAIM DEED

THIS DEED made and entered into on this 19 day of May, 2020, by and between **Chelsea Wall F/K/A Chelsea Meadows, a married woman, who acquired title as unmarried, joined in execution by her spouse, Jason Thomas Wall**, a mailing address of 7512 Lords Chapel Drive, Nashville, TN 37211, hereinafter referred to as Grantor(s) and **Chelsea Wall, a married woman**, a mailing address of 7512 Lords Chapel Drive, Nashville, TN 37211, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ZERO and NO/100 ($0.00) DOLLARS, do this day remise, release and quitclaim to the said Grantee(s) the following described real estate located in Davidson County, Tennessee:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

Also known as: 7512 Lords Chapel Drive, Nashville, TN 37211

Being the same property conveyed to CHELSEA MEADOWS, AN UNMARRIED WOMAN in a Deed from LAURA E. KIILERICH-BOWLES, MARRIED, JOINED IN EXECUTION BY HER SPOUSE, WILL KIILERICH-BOWLES recorded on 06/24/2014 under Instrument Number 20140624-0055204 in Davidson County, Tennessee.

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

Chelsea Wall F/K/A Chelsea Meadows

**Chelsea Wall F/K/A Chelsea Meadows**

Jason Thomas Wall

**Jason Thomas Wall**

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned notary public of the aforesaid County and State, Chelsea Wall F/K/A Chelsea Meadows, the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in 7512 Lords Chapel Dr Nashville TN 37211, this 19 day of May, 2020.

DJM Bradshaw
Notary Public
My Commission expires: 1-28-2024

DERRICK M BRADSHAW
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned notary public of the aforesaid County and State, Jason Thomas Wall, the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in 7512 Lords Chapel Dr Nashville, TN 37211, this 19 day of May, 2020.

DJM Bradshaw
Notary Public
My Commission expires: 1-28-2024

DERRICK M BRADSHAW
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

## VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that to the best of knowledge, information, and belief of the Affiant, that the actual consideration for this transfer is $0.00.

Chelsea Wall
Affiant

STATE OF Tennessee
COUNTY OF Davidson

Sworn to before me this 19 day of May, 2020.

Derrick M Bradshaw
Notary Public
My Commission Expires: 1-28-2024

DERRICK M BRADSHAW
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Name and address for person(s) responsible for taxes:

**Chelsea Wall**
7512 Lords Chapel Drive
Nashville, TN 37211

Name and address of property owner:

**Chelsea Wall**
7512 Lords Chapel Drive
Nashville, TN 37211

**EXHIBIT A**
**LEGAL DESCRIPTION**

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 121 ON THE PLAN OF SECTION THREE, LENOX VILLAGE, OF RECORD IN INSTRUMENT NO. 20030808-0113189, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

PARCEL ID NUMBER: 173090A17300CCO

PROPERTY COMMONLY KNOWN AS: 7512 LORDS CHAPEL DRIVE, NASHVILLE, TN 37211

## True Copy Certification

I, Devon Campbell, 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.

Devon Campbell
Signature

State of Pennsylvania

County of Allegheny

Personally appeared before me, Kathleen S. Kuhn, a notary public for this county and state, Devon Campbell who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Kathleen S. Kuhn
Notary's Signature

My Commission Expires: 11-10-20
Notary' Seal (if on paper)

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Kathleen S. Kuhn, Notary Public
Whitehall Boro, Allegheny County
My Commission Expires Nov. 10, 2020
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES