THIS INSTRUMENT PREPARED BY:
Homeland Title, LLC
1896 General George Patton Drive
Franklin, TN 37067
(615)599-9959

JESSICA E. MONTEITH STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

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 the 29 day of May, 2020.

Notary Public
My Commission Expires: 2·19·24

Address New Owner:	Send Tax Bills To:	Map-Parcel No.:
Brian Vance 1208 Katie Street Nashville, TN 37207	New Owner	071-14-0-006.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of no dollars and no cents, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged,. **Linda Vance, married** ("Grantors"), have bargained and sold, and by these presents does hereby Quitclaim and convey unto **Brian Vance, unmarried** ("Grantees"), their heirs and assigns, all of their right, title and interest in and to that certain real property in **Davidson County**, Tennessee, together with all rights, privileges and appurtenances thereto and any improvements thereon (the "Premises"), as more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 17 on the Plan of Map of Subdivision of the W. G. Bush Tract of record in Plat Book 421, Page 24, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Brian Vance, an unmarried man, and Linda Vance, a married woman by Warranty deed from Ross Stone, married of record in Instrument No. 20170807-0080770 Register's Office for Davidson County, Tennessee, dated August 01, 2017 and recorded on August 07, 2017.

Grantor's spouse does not join in the execution of this Deed due to the property never having been their primary marital residence.

This is improved property known as 1208 Katie Street, Nashville, TN 37207.

Karen Johnson Davidson County
Batch# 416438 DEEDQC
06/16/2020 03:59:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20200616-0062440

IN WITNESS WHEREOF, Grantor(s) have executed this instrument as of the 29 day of May, 2020.

GRANTORS:

Linda Vance

STATE OF California
COUNTY OF Sonoma

On this the 29th day of May, 2020, before me personally appeared Linda Vance, to me this day and acknowledged and executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 29th day of May, 2020.

Notary Public

My Commission Expires: 11/12/2020

(SEAL)

JORDAN KYLE WATSON
COMM. #2171616
Notary Public - California
Sonoma County
Comm. Expires Nov 12, 2020

True Copy Certification

I, Lori Patterson, 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 therewith 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 Williamson

Personally appeared before me, William S. Corley, a notary public for this county and state, Jamie Ivey, 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: 06/29/2021

