Karen Johnson Davidson County
Batch# 438471 DEEDQC
07/16/2020 08:36:55 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200716-0077765

QUITCLAIM DEED

FROM: Michael Kevin Smythe

TO: Cara Lynn Mattingly Smythe

This instrument prepared by:
L.R. DeMarco
Rutherford & DeMarco
107 Music City Circle, Suite 106
Nashville, TN 37214
(615) 256-6681

Address of New Owner(s)

Cara Lynn Mattingly Smythe
#101, Bldg. 18, 5510 Country Dr.
Nashville, TN 37211

Send Tax Bills To:

The Lomas & Nettleton Co.
P. O. Box 964
Virginia Beach, VA 23451

Map-Parcel Numbers:

Map & Parcel:
162-9A 101

AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The undersigned, after being duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Divorce Decree in that certain case styled Cara Lynn Mattingly Smythe v. Michael Kevin Smythe, Docket No.: 20D-706, Fourth Circuit Court for Davidson County, Tennessee, and that there was no other consideration given for the transfer.

Cara Lynn Mattingly Smythe
AFFIANT

SWORN to and subscribed before me this 8th day of JUNE, 2020.

Angy Gadalla
NOTARY PUBLIC

My Commission Expires: 11.3.20

ANGY GADALLA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-3-2020

FOR AND IN CONSIDERATION OF the sum of Ten Dollars and .00/100 ($10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, and in accordance with the terms and conditions of the Divorce Decree in that certain case styled Cara Lynn Mattingly Smythe v. Michael Kevin Smythe, Docket No. 20D-706, Fourth Circuit Court for Davidson County, Tennessee, Michael Kevin Smythe has bargained and sold, and by these presents, does transfer, quitclaim, and convey unto the said Cara Lynn Mattingly Smythe, as grantee, her heirs, successors, and assigns, all of his right, title, and interest in and to that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

A certain Condominium Apartment in Davidson County, Tennessee, described as followers: to wit:

TOWN HOUSE No. 101, Building No. 18, in a Horizontal Property Regime, as shown on the Plan of Hickory Valley Condominiums, Phase 2, as of record in Book 4460, page 133, Register's Office for said County.

Being the same property conveyed to Janet L. Mattingly, a single person, by deed from Morris Klein and wife, Emma S. Klein, of record in Book 5216, page 165, said Register's Office; and held under the provision of a Master Deed establishing a Horizontal Property Regime, of record in Book 4659, Page 32, and amended in Book 4837, Page 429, said Register's Office.

Janet L. Mattingly Wells died on January 22, 2019, and her Will was probated in the Probate Court of Davidson County, Tennessee, under Docket No. 19P-619. Janet L. Wells and Janet L. Mattingly are one and the same person. Cara Lynn Mattingly Smythe, also known as Cara Ratliff Smythe, was the sole legatee and devisee under the terms of the Will of Janet L. Mattingly Wells, also known as Janet L. Mattingly.

Cara Lynn Mattingly Smythe and Cara Ratliff Smythe are one and the same person.

This is improved property known as #101, Building No. 18, 5510 Country Drive, Nashville Tennessee 37211.

WITNESS my hand this 9th day of June, 2020.

MICHAEL KEVIN SMYTHE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public of said County and State, MICHAEL KEVIN SMYTHE, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 9th day of June, 2020.

NOTARY PUBLIC

My Commission Expires: _____

My Commission Expires September 7, 2021

SHAWN LEWIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY