Karen Johnson Davidson County
Batch# 452403 DEEDQC
08/07/2020 10:55:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20200807-0088072

This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd, Suite 402, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Gregory Sternberg** ("Grantor"), a married man, hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Gregory Sternberg and AdriAnne Sternberg,** (Grantee), husband and wife all of his/her/their/its rights, title, and interests in the following described real property, to wit:

Land in Davidson County, Tennessee, being Lot No. 144 on the Map of Elm Hill Acres, Section No. 1, of record in Book 2331, Page 67, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

Being all or part of the same property conveyed to Grantor herein by Warranty Deed of record at Instrument Number **20170915-0094443** in said Register's Office.

IN TESTIMONY WHEREOF I have executed this instrument the 7th day of **August, 2020.**

Gregory Sternberg

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, **Gregory Sternberg**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 7th day of **August, 2020.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 10/2/2023

VENIKKIA BRANCH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$0.**

AFFIANT

SUBSCRIBED AND SWORN before me this the 7th day of **August, 2020.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 10/2/2023

VENIKKIA BRANCH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

PROPERTY ADDRESS:	**2110 Crystal Dr.** **Nashville, TN 37210**
TAX PARCEL NO.:	**095-14-007.00**
PROPERTY OWNER:	**Gregory Sternberg and AdriAnne Sternberg**
OWNER'S ADDRESS:	**2110 Crystal Dr** **Nashville, TN 37210**
MAIL TAX BILLS TO:	**Owners at property address**

Certificate of Authenticity

I, Venikkia Branch, 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, Cari Allen a notary public for this county And state, Venikkia Branch who acknowledges that this certification of an Electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

CARI ALLEN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-5-2021

My Commission Expires: 7-5-21