Karen Johnson Davidson County
Batch# 458270 DEEDQC
08/17/2020 10:57:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20200817-0091889

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, **Beverly Proctor** ("Grantor"), unmarried, hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Beverly Proctor and Mary Stevenson,** (Grantee), all of her rights, title, and interests in the following described real property, to wit:

Land lying in Davidson County, Tennessee, being more particularly described as follows, to wit:

Being all of Lot No. 105 on the Plan of Section 1, Kingsway Green Subdivision, as shown by plat appearing of record in Book 3842, Page 227, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete details of location and description of said lot.

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 **20150722-0071712** in said Register's Office.

IN TESTIMONY WHEREOF I have executed this instrument the 14 day of **August, 2020.**

Beverly Proctor

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, **Beverly Proctor**, 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 14 day of **August, 2020.**

ASHLEE D. PAGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

NOTARY PUBLIC
MY COMMISSION EXPIRES: 11/08/2022

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 **$0.00**.

AFFIANT

SUBSCRIBED AND SWORN before me this the 14 day of **August, 2020.**

NOTARY PUBLIC
MY COMMISSION EXPIRES: 11/08/2022

ASHLEE D. PAGE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

PROPERTY ADDRESS:	**1135 Bubbling Well Rd. Madison, TN 37115**
TAX PARCEL NO.:	**043 15 0 205.00**
PROPERTY OWNER:	**Beverly Proctor and Mary Stevenson**
OWNER'S ADDRESS:	**1135 Bubbling Well Road Madison, TN 37115**
MAIL TAX BILLS TO:	**Owner at Property Address**

Certificate of Authenticity

I, Venikka 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, Venikka Branch 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: 7-5-21

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