Karen Johnson Davidson County
Batch# 463035 DEEDQC
08/25/2020 08:36:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200825-0095822

This Instrument
Prepared By:

Garside & Hunter, PLLC
1104 Fatherland Street
Nashville, TN 37206
(615) 712-6391

QUITCLAIM DEED

FOR AND IN CONSIDERATION of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Renee N. Simpson f/k/a Renee Nicole Laque,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer all of his interest and convey unto **Renee N. Simpson and Benjamin E. Simpson, III, wife and husband as joint tenants**, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

A Condominium Apartment in Davidson County, Tennessee, Being Unit 3321 of Golf Club Place Condominiums, a horizontal property regime pursuant to Tennessee Horizontal Property Act, as shown on the Plan of record in Book 9700, page 293, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium.

Being the same property conveyed to Matthew Lewellen aka Matthew C. Lewellen, an unmarried person by Warranty deed from Patricia C. U. Turnbull, unmarried, of record in Instrument No. 20150910-0092029 Register's Office for Davidson County, Tennessee, dated September 9, 2015 and recorded on September 10, 2015. (Value of consideration shown in aforementioned deed $279,900.00.)

Being the same property conveyed to Charles Duwane Lewellen, Jr by Executor's Quitclaim deed from Matthew Charles Lewellen, Charles Duwane Lewellen, Jr., Executor of record in Instrument No. 20180328-0028776 Register's Office for Davidson County, Tennessee, dated March 20, 2018 and recorded on March 28, 2018. (Value of consideration shown in aforementioned deed $0.00.)

Being the same property conveyed to Renee Nicole Laque by Quitclaim deed from Charles Duwane Lewellen, Jr of record in Instrument No. 20180919-0092803 Register's Office for Davidson County, Tennessee, dated September 07, 2018 and recorded on September 19, 2018. (Value of consideration shown in aforementioned deed $1.00.)

Being also known as 3321 Golf Club Lane Nashville, Tennessee 37215.

IN WITNESS WHEREOF, We have hereunto set out hands on this 21 day of August, 2020.

Renee Simpson
Renee N. Simpson f/k/a Renee Nicole Laque

STATE OF Tennessee)
COUNTY OF Davidson)

Before me, the undersigned authority, a Notary Public of the State and County mentioned, personally appeared Renee N. Simpson f/k/a Renee Nicole Laque, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, executed the foregoing instrument.

Witness my hand and seal this 21 day of August, 2020.

Leslie Garside
Notary Public

My Commission Expires: 1/3/23

LESLIE GARSIDE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

AFFIDAVIT OF CONSIDERATION

Name and Address of Property Owner:	Person or Entity Responsible For Payment of Property Taxes:	Map & Parcel Number of Property Transferred:
Renee N. Simpson and Benjamin E. Simpson, III 3321 Golf Club Lane Nashville, TN 37215	Same	Davidson County: 117-08-0K-011.00-CO

STATE OF Tennessee)
COUNTY OF Davidson)

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is Ten Dollars ($10.00), which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Affiant

Sworn to and subscribed before me 21 day of August, 2020.

LESLIE GARSIDE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Notary Public

My Commission Expires:

1/3/23

Certificate of Authenticity

I, Leslie Garside, 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.

Leslie Garside

Signature

State of Tennessee

County of Davidson

Personally appeared before me, D. Hardwick, a notary public for this county and state, Leslie Garside who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

D. Hardwick

Notary's Signature

My Commission Expires: 5/23/2023

Notary's Seal (If on paper)

D. Hardwick
STATE OF TENNESSEE NOTARY PUBLIC
County of Sumner