This document prepared from information furnished by the parties and no title search was performed

PREPARED BY:
Birthright Title & Escrow, LLC
405 Two Mile Pike, Suite B
Goodlettsville, TN 37072

Karen Johnson Davidson County
Batch# 464649 DEEDQC
08/26/2020 11:07:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200826-0096724

STATE OF Nashville
COUNTY OF Davidson
THE AC TUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE HEREIN TRANSFER IS $-0-

AFFIANT

MARY BIRTHRIGHT
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 3, 2023

SWORN TO AND SUBSCRIBED BEFORE ME ON THIS 8th DAY OF June, 2020.

NOTARY PUBLIC
MY COMMISSION EXPIRES:

ADDRESS NEW OWNER:
JOHN SHELBY
831 WREN ROAD
GOODLETTSVILLE, TN 37072

SEND TAX BILLS TO:
SAME

TAX MAP/PARCEL
053-09-0-081.00

QUITCLAIM DEED

For and in consideration of the sum of One (1.00) Dollar, cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledge, I, **KIM SHELBY, AN UNMARRIED WOMAN**, these presents do hereby quitclaim and convey unto **JOHN SHELBY, AN UNMARRIED MAN,** all of my right, title and interest in and to the following property located in Davidson County, Tennessee:

The Deed was prepared without the benefit of a new of survey, and the preparer of this deed makes no representation as to the status of the property described herein.

Land in Davidson County, Tennessee, being Lot No. 50A on the Plan of Kimbolton Subdivision, Phase II, as of record in Plat Book 6900, pages 792, 793 and 794, Zone Lot Division of record in Book 6900, Page 909, Register's Office for said County.

Said Lot No. 50A fronts 42.83 feet on the Southerly margin of Apache Lane and runs back 144.05 feet on the Easterly line and 134.41 feet on the Westerly line to a line in the rear which measures 69.51 feet thereon.

Being the same property conveyed to John Shelby and Kim Shelby, husband and wife, by Warranty Deed from The Administrator of The Estate of Karen Renee Smith of record in Instrument No. 20190422-0036112, Register's Office for Davidson County, Tennessee.

Said property is hereby conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

ADDRESS: Improved property known as: 1410 Apache Lane, Madison, TN 37115

Witness my hand and seal on this the 24th day of June, 2020.

KIM SHELBY

State of Tennessee)
County of Davidson)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **KIM SHELBY, AN UNMARRIED WOMAN,** the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 8 day of June, 2020.

Notary Public

DEBRA K. SCHHOF
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My commission expires: 7/9/2022

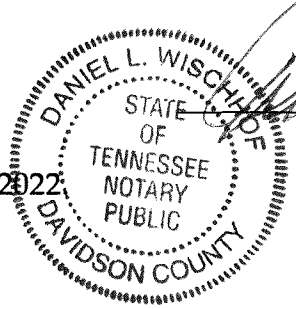
CERTIFICATE OF AUTHENTICITY

I, the undersigned Savannah C. Richardson, 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.

Savannah C. Richardson

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Daniel L. Wischhof, a notary public for this county and state, Savannah C. Richardson, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.



My commission expires 7/9/2022.