Karen Johnson Davidson County
Batch# 466272 DEEDQC
08/28/2020 12:08:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20200828-0097898

THIS INSTRUMENT WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES.

THIS INSTRUMENT PREPARED BY:
Richard A. Northcutt, Attorney
217 Pineway Drive
Nashville, TN 37217

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for the transfer is $ - 0 - .

Affiant

ZANA C PETTY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF AUGUST, 2020.

Notary Public
My Commission Expires: 5/2/22

FROM:
Fred D. Stewart

TO:
Tenisha Preston

ADDRESS OF NEW OWNER:
Tenisha Preston
5104 Morningwood Lane
Antioch, TN 37013

SEND TAX BILLS TO:
Wilson Bank & Trust
P.O. Box 768
Lebanon, TN 37088

MAP-PARCEL NO.:
#183050A21400

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the terms of the order entered in the Chancery Court for Davidson County, Tennessee, Case No. 15D924, as part of the equitable division of marital property with no monetary consideration, I, Fred D. Stewart, (GRANTOR) do hereby grant, quitclaim, and convey unto Tenisha Preston, married, (GRANTEE) all right, title and interest that I may have in and to the following described real property located in Davidson County, Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot No. 43, on the Plan of October Woods, Phase 5, Section 8, a Planned Unit Development, of record in Instrument Number 19991214-0303097 and Instrument Number 19991214-0303098, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Fred D. Stewart and Tenisha Stewart, husband and wife, by deed from Yazdian Construction, Inc., a Tennessee Corporation, of record in Instrument No. 20021231-0162680, dated December 23, 2002, Register's Office for said County. See also Divorce Decree Docket No. 15D924, Third Circuit Court of Davidson County, Tennessee. Tenisha Stewart is now known as Tenisha Preston.

The street address of the Real Property is 5104 Morningwood Lane – Antioch, TN 37013
____ Unimproved/ X Improved real property.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, GRANTOR has caused this QUITCLAIM DEED to be executed on this 24th of AUGUST, 2020.

GRANTOR

Fred Stewart

Fred D. Stewart

STATE OF TENNESSEE
COUNTY OF Rutherford

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Fred D. Stewart, the within named bargainer, 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 and official seal at office, this 24th day of August, 2020.

My commission expires: 12/19/2020

Matthew O'Mara Smith

Notary Public

MATTHEW O'MARA SMITH NOTARY PUBLIC STATE OF TENNESSEE RUTHERFORD COUNTY

True Copy Certification

I, Anita Lester, 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, Patricia Nicholls, a notary public for this county and state, Anita Lester 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: 1/3/23
Notary' Seal (if on paper)

JAMIE C POLK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY