Karen Johnson Davidson County
Batch# 471116 DEEDQC
09/08/2020 09:16:42 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200908-0101673

This Instrument Prepared by:
GRACEFUL AGING LEGAL SERVICES, PLLC
APRIL HARRIS JACKSON, ATTORNEY
P.O. Box 8065
Hermitage, TN 37076
Phone: (615) 846-6201

Address of New Owners:	Send Tax Bills To:	Map & Parcel:
Janie Darlene Moses 2220 Sadler Avenue Nashville, TN 37210	Janie Darlene Moses 2220 Sadler Ave Nashville, TN 37210	119-01-0 119.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION the sum of Ten Dollars ($10.00), cash in hand paid, receipt of which is hereby acknowledged, and other good and valuable consideration, **Herman Franklin Finchum II** ("Grantor") this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **Janie Darlene Moses** ("Grantee"), Grantor's entire interest in and to a certain tract of land in Davidson, Tennessee, described more fully as follows:

Being Lot No. 53 on the Plan of the Subdivision of the Rose Property on the Nolensville Pike, as of record in Book 547, Page 74, Register's Office for Said County.

Said Lot No. 53 fronts 53 feet on the easterly side of Sadler Street and runs back between parallel lines 150 feet to a dead line.

Being the same property conveyed to Muriel J. Finchum by deed of record in Book 4931, Page 3-4, said Register's Office.

This Instrument was prepared by information provided by the Grantor. No new title search was done.

IN WITNESS WHEREOF, the Grantor hereby affixes his signature on the ____ day of 17 Aug, 2020.

Herman Franklin Finchum II

STATE OF California)
COUNTY OF Kern)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Herman Franklin Finchum II,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged, upon oath, that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 17th day of August, 2020.

OLIVIA BUMBACA
COMM. #2244286
NOTARY PUBLIC • CALIFORNIA
KERN COUNTY
My Comm. Exp. May 28, 2022

NOTARY PUBLIC

My Commission Expires: May 28, 2022

OATH OF CONSIDERATION

I hereby swear or affirm that the actual consideration for this transfer is Zero Dollars ($0).

Herman Franklin Finchum II, AFFIANT

Sworn to and subscribed to before me on the 17 day of Aug, 2020.

See Attached for Notary Certificate

NOTARY PUBLIC
My Commission Expires: _____

CALIFORNIA
JURAT CERTIFICATE

****

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached and not the truthfulness, accuracy or validity of that document.

State of California

County of Kern

Subscribed and sworn to (or affirmed) before me on this 17th day of August, 2020, by Herman Franklin Finchum,

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

WITNESS MY HAND AND OFFICIAL SEAL.

Signature of Notary Public

OLIVIA BUMBACA
COMM. #2244286
NOTARY PUBLIC • CALIFORNIA
KERN COUNTY
My Comm. Exp. May 28, 2022

(Notary Seal)

ADDITIONAL OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

Oath of Consideration
(Title or description of attached document)

(Title or description of attached document continued)

Number of Pages _____ Document Date _____

(Additional information)

CAPACITY CLAIMED BY THE SIGNER

- ☐ Individual (s)
- ☐ Corporate Officer

(Title)

- ☐ Partner(s)
- ☐ Attorney-in-Fact
- ☐ Trustee(s)
- ☐ Other _____

INSTRUCTIONS FOR COMPLETING THIS FORM

Any acknowledgment completed in California must contain verbiage exactly as appears above in the notary section or a separate acknowledgment form must be properly completed and attached to that document. The only exception is if a document is to be recorded outside of California. In such instances, any alternative acknowledgment verbiage as may be printed on such a document so long as the verbiage does not require the notary to do something that is illegal for a notary in California (i.e. certifying the authorized capacity of the signer). Please check the document carefully for proper notarial wording and attach this form if required.

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. he/~~she~~/~~they, is~~ /are~~)~~ or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
  - OR Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
  - OR Indicate title or type of attached document, number of pages and date.
  - OR Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).

Securely attach this document to the signed document