This instrument prepared by:
Tennessee Nations Title Agency, Inc.
404 BNA Drive,
Building 200, Suite 310
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

Karen Johnson Davidson County
Batch# 481597 DEEDQC
09/23/2020 03:15:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20200923-0109400

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater for this transfer is: $ 0.00

Affiant Signature

Subscribed and sworn to before me on this the 18th day of September 2020.

Notary Public

My Commission expires 9 / 16 / 23

ANAMARIA WILLINGHAM NOTARY PUBLIC TENNESSEE My Comm Exp. 09/16/23 COUNTY OF WILLIAMSON

NAME AND ADDRESS OF PROPERTY OWNER:
Laura Padgett
1706 Forrest Ave
Nashville, TN 37206

SEND TAX BILLS TO:
Laura Padgett
1706 Forrest Ave
Nashville, TN 37206

MAP AND PARCEL NUMBER: 08310029500

QUITCLAIM DEED

20NT02111

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged I,

Micah Padgett and wife, Laura Padgett

By these presents do remise, release and **QUITCLAIM** unto

Laura Padgett, a single woman

Hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in **DAVIDSON COUNTY,** Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee being Lot No. 77 on the Plan of Lockeland, The Chadwell Home Place, as of record in Plat Book 57, Page 135, Register's Office for said county, to which Plan reference is made for a more complete description.

Being the same property conveyed to Micah Padgett and wife, Laura Padgett, by Warranty Deed from HSBC Bank, dated 07/28/2005 and recorded 09/14/2005 in Instrument No. 20050914-0110328, Register's Office for Davidson County, Tennessee.

This is an improved property commonly known as 1706 Forrest Ave, Nashville, TN 37206

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.

Witness our hands this 18th day of September 2020.

Laura Padgett

State of Tennessee }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Laura Padgett**, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 18th day of September 2020.

Notary Public

My Commission expires: 9 / 16 / 23.

ANAMARIA WILLINGHAM NOSWILLIAMSON COUNTY OF WILLIAMSON
TENNESSEE NOTARY PUBLIC
My Comm Exp. 09/16/23

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.

Witness our hands this 18th day of September 2020.

Micah Padgett

State of Tennessee }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Micah Padgett,** the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 18th day of September 2020.

Notary Public

My Commission expires: 9 / 16 / 23

ANAMARIA WILLINGHAM
TENNESSEE NOTARY PUBLIC
My Comm Exp. 09/16/23
COUNTY OF WILLIAMSON

Certificate of Authenticity

I, Jill Neely **do hereby make oath that I am a license attorney and/or 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.**

Jill Neely

Signature

State of Tennessee

County of Davidson

Personally appeared before me Christy Michelle Jones**, a notary public for this county and state,** Jill Neely **who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.**

Christy Michelle Jones

Notary's Signature

My Commission Expires:_____

Notary's Seal (If on paper)

CHRISTY MICHELLE JONES
STATE OF TENNESSEE NOTARY PUBLIC
DICKSON COUNTY
MY COMMISSION EXPIRES 2-27-2024