Karen Johnson Davidson County
Batch# 486717 DEEDQC
09/30/2020 12:33:24 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20200930-0112746

PREPARED BY:
Compass Land Title
2260 Murfreesboro Pike
Nashville, Tennessee 37217

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value,
whichever is greater, for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me
this 25th day of September, 2020.

NOTARY PUBLIC
My Commission Expires: _____

ADDRESS OF NEW OWNER:

2612 Oak Forest Dr.
Antioch, TN 37013

SEND TAX BILLS TO:
New Owner

Map & Parcel:

149-03-0A-65.00

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, **Shemeles A. Negash, an unmarried person and Beza Kitle, an unmarried person,** Grantor, does hereby quitclaim and convey all of the undivided right, title and interest to the hereinafter described property to **Shemeles A. Negash, an unmarried person,** Grantee. Said property conveyed herein is described as follows:

A certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to wit: Land in Davidson County, Tennessee, being Lot(s) 61, as shown on the map entitled Section Three, Chelsea Village Addition, of record in Plat Book 9700, page(s) 45, Register's Office for Davidson County, Tennessee, to which plan reference is herey made for a more complete and accurate legal description.

Being the same property conveyed to Shemeles A. Negash, an unmarried person and Beza Kitle, an unmarried person from Shemeles A. Negash, an unmarried person, by Quit Claim Deed dated October 10, 2017 and recorded on October 25, 2017 in Instrument No. 20171025-109246, Register's Office for Davidson County, Tennessee.

This is real property commonly known as 2612 Oak Forest Drive Antioch, TN 37013.

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

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantee.

This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.

IN WITNESS WHEREOF, the said parties hereto have hereunto set their signatures on this the 25th day of September, 2020.

Shemeles A. Negash

Beza Kitle

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public for the State and County the aforesaid, Shemeles A. Negash and Beza Kitle, with whom I am personally acquainted (or who proved to me his/her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office, this 25th day of September, 2020.

Notary Public

My Commission Expires:

LAURIE DAMEWOOD
STATE OF TENNESSEE NOTARY PUBLIC
My Comm. Expires 03/10/2021
COUNTY OF WILSON

Please mail original to:

Shemeles Negash
2612 Oak Forest Dr.
Antioch, TN 37013