Karen Johnson Davidson County
Batch# 494479 DEEDQC
10/14/2020 08:37:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20201014-0119124

Return to:

PRIORITY TITLE & ESCROW
607 LYNNHAVEN PKWY
VIRGINIA BEACH VA 23452

Send Tax Notices to:
FEDERICO A. MARKOWICZ AND CARLA CHRISTINA MARKOWICZ
2202 SHERIDAN ROAD
NASHVILLE,TN 37206

FILE NO. 042011367

QUITCLAIM DEED

THIS INSTRUMENT WAS PREPARED BY
BC LAW FIRM, P.A. Prepared By: 1803 S KANNER HWY, STUART, FL 34994
NO REPRESENTATION BY PREPARER AS TO ANY MATTERS OF TITLE OR LEGAL DESCRIPTION/SURVEY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
FEDERICO A. MARKOWICZ AND CARLA ~~CHRISTINA~~ CRISTINA CM MARKOWICZ 2202 SHERIDAN ROAD NASHVILLE, TN 37206	FEDERICO A. MARKOWICZ AND CARLA ~~CHRISTINA~~ CRISTINA CM MARKOWICZ 2202 SHERIDAN ROAD NASHVILLE, TN 37206	072160Y00200CO

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **FEDERICO A. MARKOWICZ, WHO ACQUIRED TITLE AS AN UNMARRIED MAN,** HEREINAFTER CALLED THE GRANTOR, DO/DOES HEREBY BARGAIN, SELL, RELEASE, REMISE, QUITCLAIM AND CONVEY UNTO **FEDERICO A. MARKOWICZ AND CARLA ~~CHRISTINA~~** CRISTINA CM **MARKOWICZ, A MARRIED COUPLE AS TENANTS BY THE ENTIRETY,** HEREINAFTER CALLED THE GRANTEE, HIS/HER/ITS SUCCESSORS, HEIRS AND ASSIGNS, ALL THE RIGHT, TITLE AND INTEREST IN AND TO A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

Land in Davidson County, Tennessee, being Unit B, of The Plan of 2202 Sheridan Road, a Townhouse Planned Unit Development, as shown on Exhibit" B" of 2202 Sheridan Road, a Townhouse Planned Unit Development, of record as Instrument No. 20160309-0022406, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Federico A. Markowicz, by a deed dated on 07/06/2018 and recorded on 07/13/2018 as Instrument No. 20180713-0068073 in the County of Tennessee.

Property known as, 2202 SHERIDAN ROAD, 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 my hand this 2nd day of July, 20 20

FEDERICO A. MARKOWICZ

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, James Everett of the state and county mentioned, personally appeared **FEDERICO A. MARKOWICZ**, to me known to be the person(s) described in and who executed the foregoing instrument for the purposes therein contained.

(seal)

JAMES J. EVERETT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public
Printed Name: James Everett
My Commission Expires: 9/6/2022

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $ 0.00.

Affiant

STATE OF TENNESSEE

COUNTY OF Davidson

Subscribed and sworn before me this the 2nd day of July, 2020.

Notary Public
My commission expires:

JAMES J. EVERETT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Tennessee Certification of Electronic Document

I, Elizabeth Walther, do hereby make oath that I am a licensed attorney and/or the
Signer's Name

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 [redacted] Davidson County

Personally appeared before me, Sandra Ward, a notary public for this county and state,
Notary's Name

Elizabeth Walther, who acknowledges that this certification of an electronic document is
Signer's Name

true and correct and whose signature I have witnessed.

Notary's Signature

SANDRA D. WARD
NOTARY PUBLIC
REG. #7796472
MY COMMISSION EXPIRES
12/31/2022
COMMONWEALTH OF VIRGINIA

MY COMMISSION EXPIRES: 12/31/2022

NOTARY'S SEAL

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registrars prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subsection (2).

SA0241

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