Karen Johnson Davidson County
Batch# 512696 DEEDQC
11/09/2020 03:50:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20201109-0131887

THIS INSTRUMENT PREPARED BY:

Lenders Title Company
149 1st Ave N
Franklin TN, 37064

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ -0-.

Affiant

Subscribed and sworn to before me this 22nd day of October, 2020.

Notary Public

DONNA L. SAVAGE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission Expires:

12-01-20

ADDRESS NEW OWNER
Jhuliana Lopez
7852 Heaton Way
Nashville TN 37211

SEND TAX BILLS TO
New Owner

MAP & PARCEL NOS.
173-09-0A-345.00-CO

QUITCLAIM DEED

FOR AND IN CONSIDERATION of TEN AND 00/100 DOLLARS ($***10.00), the receipt of which is hereby acknowledged, I, Nechirvan Yahya, hereby quitclaim and convey to Jhuliana Lopez, her successors and assigns, all right, title and interest that I may have in and to certain land in Davidson County, Tennessee, more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 354 on the plan of Resubdivision of Lot Nos. 220 & 351 through 355 Phase Four, Lenox Village as shown by plat appearing of record in Instrument No. 20050125-0008840 Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Jhuliana Lopez, an unmarried woman and Nechirvan Yahya, an unmarried man by Warranty deed from Joelle Frasca and Joseph L. Frasca, husband and wife of record in Instrument No. 20160804-0081017 Register's Office for Davidson County, Tennessee, dated August 04, 2016 and recorded on August 04, 2016.

This is improved property known as 7852 Heaton Way, Nashville, Tennessee 37211.

This conveyance of the property is made expressly subject to all limitations, restrictions and encumbrances as may affect the property.

IN WITNESS WHEROF I have hereunto set my hand this 22nd day of October, 2020.

Nechirvan Yahya

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Nechirvan Yahya, the bargainor, 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 this 22nd day of October, 2020.

Notary Public

My Commission Expires: 12-01-20

DONNA L. SAVAGE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Certificate of Authenticity

I, John W. Bishop, 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 Williamson

Personally appeared before me, J. Carla Ikard, a notary public for this county and state, John W. Bishop who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

J CARLA IKARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 1-3-23

Notary's Seal (If on paper)