Karen Johnson Davidson County
Batch# 514003 DEEDQC
11/10/2020 02:12:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20201110-0132590

True Copy Certification

I, **Angie Lawless**, 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 **TN**
County of **Davidson**

Personally appeared before me, **J. Brandon Miller**, a notary public for this county and state, **Angie Lawless** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5-2-22

J. BRANDON MILLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-02-2022

THIS INSTRUMENT PREPARED BY:

Lockeland Law Group, PLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

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QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Kortney Marie Wilson 1423 Stratton Avenue Nashville, TN 37206	New Owner	094-01-0-081.00

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **K&D Werks, LLC, a Tennessee Limited Liability Company,** by these presents does hereby quitclaim and convey unto **Kortney Marie Wilson, an unmarried woman,** his/her/their heirs, successors and assigns, his/her/their/its right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 50 on the Plan of Payne, Blakemore and Cummings Addition of record in Plat Book 57, Page 81, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No.50 fronts 60 feet on the Westerly side of South 13th Street, and runs back between parallel lines, 161 feet to an alley.

Being the same property conveyed to Henrietta Martin Davidson, a widow by Warranty deed from B. R. H. Company of record in Book 4077, page 806, Register's Office for Davidson County, Tennessee, dated October 12, 1966 and recorded on November 15, 1966.

Being the same property conveyed to K&D Werks, LLC, a Tennessee limited liability company by Warranty deed from Burma Davidson Moreland, Executrix for The Estate of Henrietta M. Davidson of record in Instrument No. 20200427-0043621 Register's Office for Davidson County, Tennessee, dated March 23, 2020 and recorded on April 27, 2020.

Being also known as 608 South 13th Street Nashville, Tennessee 37206.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the
9th day of November, 2020.

Emily Dudley
Affiant

My commission expires: 07-05-2021
(Affix Seal)

Notary Public

KELLY RAY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-05-2021

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 9th day of November, 2020.

K&D Werks, LLC, a Tennessee Limited Liability Company

By: _____
Name: Kortney M. Wilson
Title: Sole Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Kortney M. Wilson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Sole Member of K&D Werks, LLC, a Tennessee Limited Liability Company, and that she, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said company for the purposes therein contained.

Witness my hand and seal this 9th day of November, 2020.

_____
Notary Public

My Commission Expires: 07-05-2021

KELLY RAY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-05-2021