Karen Johnson Davidson County
Batch# 521754 DEEDQC
11/25/2020 02:05:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20201125-0138515

Prepared by:
Tennessee Title Services, LLC
112 Center Court, Ste A
Clarksville, TN 37040
C20-1352

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

Affiant
Subscribed and sworn to before me, this 20th day of November, 2020.

Notary Public
My commission expires: 2/8/2023

Address of New Owner:	Send Tax Bills to:	Tax Information:
Kurio Properties, Inc. 953 Southside Place Nashville, TN 37203	105-02-0-496.00	

QUITCLAIM DEED

For a consideration, the receipt and sufficiency whereof is hereby acknowledged, Kurio Properties, LLC., hereinafter the Grantor(s), by these presents, does hereby quitclaim and convey unto **Kurio Properties, Inc.**, hereinafter the Grantee(s), all the right, title and interest in and to the following tract or parcel of land in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 48 on the Plan of Section One Hundred, Edgehill Estates of record in Plat Book 4860, Page 25, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Kurio Properties, LLC by Warranty deed from Charles Caudell, an unmarried man of record in Instrument No. 20150204-0010429 Register's Office for Davidson County, Tennessee, dated January 27, 2015 and recorded on February 04, 2015.

This property is improved property known as 953 Southside Place, Nashville, TN 37203.

Witness my hand this 20 day of ~~November, 2020~~.

By: Kurio Properties, LLC.

Pamela Kurio-Poe, President

STATE OF TENNESSEE
COUNTY OF ~~MONTGOMERY~~ Wilson

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Pamela Kurio-Poe, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the president of Kurio Properties, LLC., a limited liability company, and that she is authorized by Kurio Properties, LLC to execute this instrument on its behalf as such president.

Witness my hand and seal this 20 day of November, 2020.

Notary
My Commission Expires: 5/25/23

CAROLYN J STINSON
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 5/25/23

(Notary Seal)

THIS INSTRUMENT WAS PREPARED USING INFORMATION PROVIDED BY THE PARTIES. PREPARER OF THIS INSTRUMENT MAKES NO REPRESENTATIONS WITH REGARD TO THE TITLE OF THE SUBJECT PROPERTY, THE ACCURACY OF THE INFORMATION RECEIVED OR THE VALIDITY OF ANY PLAT OR SURVEY REFERENCED.

I, SAM SHORT, 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 Wilson

Personally appeared before me, Jeanetta Watson, a notary public for this county and state, SAM SHORT, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

JEANETTA WATSON
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission Expires: 2/8/2023

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 the county registers prior to July 1, 2007 shall be considered validly registered with or without certification provided in subdivision (2).