Karen Johnson Davidson County
Batch# 525730 DEEDQC
12/07/2020 12:12:58 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20201207-0141705

THIS INSTRUMENT PREPARED BY:
PARKER, TOY & ASSOCIATES, PLLC
745 South Church Street, Suite 240
Murfreesboro, Tennessee 37130

STATE OF TEXAS)
COUNTY OF TARRANT)
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $-0-
Nancy J Jordan
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE,
THIS THE 19th DAY OF NOVEMBER, 2020.

NOTARY PUBLIC
My Commission expires: 10-28-24

NEETI RIJAL
Notary ID #126701942
My Commission Expires
October 28, 2024

NAME & ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Nancy J. Jordan **Ronald C. Jordan** **2532 Central Drive APT-217** **Bedford, TX 76021**	**Nancy J. Jordan** **Ronald C. Jordan** **2532 Central Drive APT217** **Bedford, TX 76021**	**Map # 142** **Parcel # 15-24**

Quitclaim Deed

THIS INSTRUMENT, made and entered into this 19th day of November, 2020, by and between **Nancy J. Jordan**, a resident of Bedford, Tarrant County, Texas (Grantor), and **Nancy J. Jordan**, and husband, **Ronald C. Jordan**, residents Bedford, Tarrant County, Texas (Grantees).

FOR AND IN CONSIDERATION of the sum of **Ten Dollars** ($10.00) and other good and valuable consideration, the receipt and legal sufficiency of which are hereby acknowledged, Grantor does hereby convey, transfer, remise, release, relinquish, and quitclaim unto Grantees, as tenants by the entirety, all of Grantor's right, title, and interest in the following tract or parcel of land, lying and being situated in Davidson County, Tennessee, and more particularly described as follows:

> Being Lot No. 105 on the Plan of Harpeth Valley Park, Section I, as of record in Book 3600, Pages 93 and 94, Register's Office for said County.
>
> Said Lot No. 105 fronts 91.2 feet on the Northerly side of Harpeth Bend Drive and runs back 181.2 feet on the Westerly line and 176.2 feet on the Easterly line, to a rear line measuring 88.8 feet.

The above-described property is improved property.

SOURCE of Grantor's interest is a deed recorded in the Register's Office of Davidson County, Tennessee on February 13, 2004 in Instrument #20040213-0017431.

It is the intent of the parties to create a right of survivorship between them.

This conveyance is made subject to all easements and/or restrictions either recorded or by prescription that a complete title search may reveal.

Notwithstanding anything to the contrary contained in this deed, it is understood and agreed that the property is being conveyed without any representation or warranty of any kind by Grantor except as expressly set forth herein. Grantor has not made and does not hereby make (except as expressly set forth herein) any representations or warranties of any kind or character whatsoever, express or implied, with respect to the property, its condition (environmental or otherwise), uses or fitness for any particular purpose, and Grantor hereby disclaims and renounces any such representation or warranty and by Grantees accepting the property, Grantor is forever discharged therefrom.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OF THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.

IN WITNESS WHEREOF, witness my hand this 19th day of November, 2020.

Nancy J. Jordan

Nancy J. Jordan

STATE OF TEXAS)
COUNTY OF TARRANT)

On this 19th day of November, 2020, before me, the undersigned, a Notary Public in and for the state, personally appeared **Nancy J. Jordan**, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument.

Witness my hand and official seal.
[Seal]

NEETI RIJAL
Notary ID #126701942
My Commission Expires
October 28, 2024

Notary Public
My commission expires: 10-28-24