THIS INSTRUMENT PREPARED BY:

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

Karen Johnson Davidson County
Batch# 529281 DEEDQC
12/10/2020 11:09:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20201210-0144505

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Mark MacDonald 2403 Sunset Place Nashville, TN 37212	Truist Bank 901 Semmes Ave. Richmond, VA 23224	104-15-0243.00

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, **Katherine Anne Daniels, Married,** by these presents does hereby quitclaim and convey unto **Mark Geoffrey MacDonald, Married,** its heirs, successors and assigns, all his/her/their right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 31 on the Plan of Linden Place, Resubdivision of record in Plat Book 547, Page (s) 121 and 122, 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. 31 fronts 76.5 feet on the southerly side of Sunset Place, formally Linden Place, and runs back 149 feet on the easterly line and 164 feet on the westerly line to a dead line and measures 75 feet thereon.

Being the same property conveyed to Mark Geoffrey MacDonald and wife, Katherine Anne Daniels by Warranty deed from Annissee G. Achuff and Roxie B. Boone, both unmarried of record in Book 9533, page 774, Register's Office for Davidson County, Tennessee, dated November 30, 1994 and recorded on December 01, 1994.

Being also known as 2403 Sunset Place, Nashville, TN 37212.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the
24th day of November, 2020.

Mark MacDonald
Affiant

My commission expires: 5-3-21
(Affix Seal)
Notary Public

STEVEN T. MORRIS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-3-2021

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 24th day of NOVEMBER, 2020.

Katherine Anne Daniels

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 Katherine Anne Daniels, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal 24th day of Novembe~~r, 2020.~~

Notary Public

My Commission Expires: 5.3.21

STEVEN T. MORRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-3-2021

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

