Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Sarah L. Owen and Shalin N. Shah 312 Spence Circle Nashville, TN 37210	**Map & Parcel 094-16-0-021.00**	**Same**
This instrument prepared by: Carter Shelton Jones, PLC 2021 Richard Jones Road, Suite 240, Nashville, TN 37215		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, **Sarah L. Owen** (the "Grantor"), by these presents hereby transfers, assigns, and quitclaims to **Shalin N. Shah and Sarah L. Owen, husband and wife,** (the "Grantees"), Grantees' successors and assigns, all of Grantor's right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described as follows (the "Property"):

> **Land in Davidson County, Tennessee, being Lot No. 20 on the Plan of Spence Circle of record in Plat Book 1424, Page 62, 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 Sarah L. Owen from Danna B. Owen, by Quitclaim Deed of record in Instrument No. 20211008-0116818, Register's Office of Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration of this transfer is $-00-.

Affiant

Subscribed and sworn to before me this 13th day of January, 2021.

CELESTE TORGERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public
My Commission Expires: 3/7/23

Karen Johnson Davidson County
Batch# 554830 DEEDQC
01/15/2021 08:46:28 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20210115-0006884

Being the same property conveyed to Sarah L. Owen and Danna B. Owen by Warranty deed from Roger D. Pendergrast and wife, Sherrie A. Pendergrast, recorded on May 21, 2018 and of record in Instrument No. 20180521-0048347 Register's Office for Davidson County, Tennessee.

This is property known as **312 Spence Circle, Nashville, Davidson County, Tennessee 37210**.

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

Grantor and Grantees acknowledge that this Quitclaim Deed was prepared from information in prior deeds; that no request was made that Warner Jones or Carter Shelton Jones, PLC perform a title examination; and that neither Warner Jones nor Carter Shelton Jones, PLC shall have any liability for the status of the title to the property or for the accuracy of such information.

IN WITNESS WHEREOF, the Grantor has executed this Quitclaim Deed this 13th day of January, 2021.

Sarah L. Owen

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Sarah L. Owen,** 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.

WITNESS my hand and seal at office in Nashville, Tennessee, on this the 13th day of January, 2021.

Notary Public

My Commission Expires:
3/7/23

