Karen Johnson Davidson County
Batch# 556179 DEEDQC
01/19/2021 02:19:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20210119-0007973

THIS INSTRUMENT PREPARED BY:
Clear Title Group
1795 Clarkson Road, Suite 310
Chesterfield, MO 63107

QUITCLAIM DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
(NAME) John Wolff and Erin Wolff	(NAME) John Wolff and Erin Wolff	073-13-0-087.00
(STREET ADDRESS) 1718 Welcome Ln	(STREET ADDRESS) 1718 Welcome Ln	
(CITY) (STATE) (ZIP) Nashville, Tennessee 37216	(CITY) (STATE) (ZIP) Nashville, Tennessee 37216	

FOR AND IN CONSIDERATION of the sum of zero ($0.00), the receipt of which is hereby acknowledged, We, **John Wolff and Erin Wolff formerly known as Erin Fergusson, husband and wife**, hereinafter called **GRANTORS**, by these presents does hereby quitclaim and convey unto **John Wolff and Erin Wolff, husband and wife,** hereinafter called **GRANTEES**, successors and assigns, all right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 123 on the Plan of Henderson Gardens, Section Two of record in Plat Book 2900, Page 101, 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 John Wolff, an unmarried man and Erin Fergusson, an unmarried woman, as joint tenants in common with the right of survivorship by Warranty deed from Elizabeth M.K. Sullivan of record in Instrument No. 20180319-0025572 Register's Office for Davidson County, Tennessee, dated March 15, 2018 and recorded on March 19, 2018. (Value of consideration shown in aforementioned deed $290,000.00.) Being also known as 1718 Welcome Ln Nashville, Tennessee 37216.

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer is $0.00

Affiant _____

Affiant E. Wolff, f/k/a E. Fergusson

Subscribed and sworn to before me this the 11 day of January, 2021.

_____
Notary Public

(Affix Seal)

CHRISTINE BOLANIS GARNER
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 04-18-2022

My commission expires: 4/18/22

_____
John Wolff

E. Wolff, f/k/a E. Fergusson
Erin Wolff, f/k/a Erin Fergusson

STATE OF TENNESSEE }
} **ss.**
COUNTY OF Davidson }

On this 11 day of January, 2021 , before me personally appeared, John Wolff and Erin Wolff, f/k/a Erin Fergusson, husband and wife, to me known, who being by me first duly sworn, acknowledged said instrument to be the free act and deed the person or person executing said instrument and that said instrument was executed for the purposes therein stated.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal in the County and State aforesaid, on the day and year first above written.

_____
Notary Public
My Term Expires: 4/18/22

CHRISTINE BOLANIS GARNER
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 04-18-2022

True Copy Certification

I, Lynn Cummings, 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.

Lynn Cummings
Signature

State of Missouri

County of St. Louis

Personally appeared before me, Bradley J. Kelemen, a notary public for this county and state, Lynn Cummings 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:
Notary' Seal (if on paper)

NOTARY PUBLIC NOTARY SEAL STATE OF MISSOURI

BRADLEY J. KELEMEN
My Commission Expires
June 2, 2024
St. Charles County
Commission #12381452