Prepared By:
Diana Wheeler
1515 Bridgecrest Dr Unit 415
Antioch, TN 37013

After Recording Return To: new owner:
1515 Bridgecrest Dr #415
Antioch, Tennessee 37013

Karen Johnson Davidson County
Batch# 558805 DEEDQC
01/22/2021 10:14:23 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20210122-0009676

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

On November 07, 2020 THE GRANTOR(S),

- Diana Wheeler, a married person,

for and in consideration of: One Dollar ($1.00) and/or other good and valuable consideration conveys, releases and quitclaims to the GRANTEE(S):

- Evelyn N. Collins, a single person, residing at 1515 Bridgecrest Dr #415, Antioch, Davidson County, Tennessee 37013

the following described real estate, situated in Antioch, in the County of Davidson, State of Tennessee

Legal Description: See attached *Exhibit A*

Grantor does hereby convey, release and quitclaim all of the Grantor's rights, title, and interest in and to the above described property and premises to the Grantee(s), and to the Grantee(s) heirs and assigns forever, so that neither Grantor(s) nor Grantor's heirs, legal representatives or assigns shall have, claim or demand any right or title to the property, premises, or appurtenances, or any part thereof.

This is a gift to my daughter.

Tax Parcel Number: 149150B07800CO

Mail Tax Statements To:
Evelyn Collins
1515 Bridgecrest Dr #415
Antioch, Tennessee 37013

|SIGNATURE PAGE FOLLOWS|

Grantor Signatures:

DATED: 11-7-2020

Diana Wheeler

Diana Wheeler
1515 Bridgecrest Dr #415
Antioch, Tennessee, 37013

STATE OF TENNESSEE, COUNTY OF DAVIDSON, ss:

On this 7th day of November 2020, before me personally appeared Diana Wheeler, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed same as their free act and deed.

KARLA DIETRICH NOTARY STATE OF TENNESSEE PUBLIC RUTHERFORD COUNTY

Notary Public

Notary Public
Title (and Rank)

My commission expires 12/19/2023

I, Affiant, hereby swear or affirm that to the best of my knowledge, information, and belief, the actual consideration for this transfer is $0.00.

Affiant
Affiant's Name: Evelyn N. Collins

Subscribed & Sworn to before me a Notary Public this 16 day of January, 2021, in the County of Davidson State of Tennessee.

Notary Public Comission Ex 12/19/2023

KARLA DIETRICH NOTARY STATE OF TENNESSEE PUBLIC RUTHERFORD COUNTY

EXHIBIT A: LEGAL DESCRIPTION OF PROPERTY

This instrument prepared by:
Brian Lavoy Payne, Attorney at Law, PLLC
3200 West End Avenue, Suite 500
Nashville, TN 37203
TN BPR # 11639
P 615.414.1368 F 615.915.4964

Karen Johnson Davidson County
Batch# 236221 DEEDWARR
05/30/2019 09:46:40 AM 2 pgs
Fees: $13.00 Taxes: $666.00

20190530-0051116

STATE OF TENNESSEE
COUNTY OF Wilson
The actual consideration or value, whichever is greater, for this transfer is $180,000.00.

Affiant

Subscribed and sworn to before me, this 28th **day of May, 2019.**

Notary Public
My commission expires: 10/26/20

MICHELE MAZZANTI
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
DIANA WHEELER	~~NEW OWNER~~ Mortgage Research Center	149-15-0-B 078.00CO
1515 BRIDGECREST DRIVE #415	1400 Veterans United Dr.	
ANTIOCH, TN 37013	Columbia, MO 65203	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **JENNIFER G. WILSON, UNMARRIED,** hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to, **DIANA WHEELER, A MARRIED WOMAN.** hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 415 ON THE FINAL REVISED PLAT OF CAMBRIDGE FOREST TOWNHOMES, OF RECORD IN INSTRUMENT NO. 20040224-0020966, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY CONVEYED TO JENNIFER G WILSON, UNMARRIED, BY WARRANTY DEED FROM MARQUES L. BRADSHAW, MARRIED, DATED MAY 24, 2018, OF RECORD IN INSTRUMENT NO. 20180530-0051649, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.
This property is improved property known as 1515 BRIGECREST DRIVE, UNIT 415, NASHVILLE, TN 37013.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs, successors and assigns, forever. Grantor covenants with Grantees that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor does further covenant and bind herself, her heirs, successors, assigns and representatives, to warrant and forever defend the title to said