Karen Johnson Davidson County
Batch# 560421 DEEDQC
01/25/2021 02:05:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20210125-0010759

THIS INSTRUMENT PREPARED BY:

Wagon Wheel Title & Escrow, LLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Barbara Weiss Allyson Krebs 4503 Utah Ave. Nashville, TN 37209	New Owner	11514006700

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 **Barbara Weiss*, a married woman,** by these presents does hereby quitclaim and convey unto **Barbara Weiss, as to a 80% interest, and Allyson Krebs, as to a 20% interest, as tenants-in-common,** their heirs, successors, representatives, and/or assigns, her rights, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 742 on the Plan of West Meade Farms Inc., Section VII of record in Plat Book 2331, Page 13, 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 Christopher E. Wilmoth and wife, Marion Holt Wilmoth by Warranty deed from Herbert Spence Sutton, Jr., and wife, Mamie Smith Sutton, Trustees of The Sutton Joint Revocable Living Trust Agreement U/A/D December 11, 2001, with full power of record in Instrument No. 20030320-0036711, Register's Office for Davidson County, Tennessee, dated March 14, 2003 and recorded on March 20, 2003.

Being the same property conveyed to Barbara Weiss, a married woman by Warranty deed from Christopher E. Wilmoth and, Marion Holt Wilmoth, husband and wife, of record in Instrument No. 20201230-0154813, Register's Office for Davidson County, Tennessee, dated December 29, 2020 and recorded on December 30, 2020.

Being also known as 6419 Bresslyn Road, Nashville, Tennessee 37205.

* *This being investment property only, having never been the personal residence of grantor at any time, Grantor warrants that he/she has never lived in the subject property as a married person and that the subject property is not subject to any homestead, dower or other marital rights or interests as contemplated by T.C.A. 26-2-301 or other similar statute therein.*

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the 22nd day of January 2021.

Affiant

My commission expires:
(Affix Seal)

Notary Public

ERIC HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires March 06, 2024

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed effective as of this____ day of January, 2021.

Barbara Weiss

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 Barbara Weiss, 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 this 22nd day of January, 2021.

Notary Public

My Commission Expires: 3/6/24

ERIC HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires March 06, 2024

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

