Karen Johnson Davidson County
Batch# 564667 DEEDQC
01/29/2021 03:58:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20210129-0013708

PREPARED FROM INFORMATION FURNISHED BY THE PARTIES.

QUITCLAIM DEED

JAMIE C POLK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE

COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Christopher Brooks

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF JANUARY, 2021.

Notary Public

MY COMMISSION EXPIRES: 1/3/23

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Richard Northcutt, Metropolitan Escrow, Inc., 217 Pineway Drive, Nashville, TN 37217

File No.: 20-1156

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Sheryl Lynne Brooks, married	Gardner Financial Services, LTD., dba Legacy Mutual Mortgage	Map: 15003019900
(NAME) 3212 Harbor Landing	(NAME) 3503 Paesanos Pkwy	
(ADDRESS) Antioch, TN 37013	(ADDRESS) San Antonio, TX 78231	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

CHRISTOPHER BROOKS, MARRIED,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

SHERYL LYNNE BROOKS, MARRIED,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 14 on the Plan of Harbor Landing Subdivision, Section Two, of record in Book 6250, Page 352, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for more complete and accurate legal description thereof.

Being the same property conveyed to Sheryl Lynne Brooks and Christopher Brooks, a married couple, by deed from Gary Pickens, of record in Instrument Number 202101200008610, Register's Office for said County.

This is improved property, known as 3212 Harbor Landing, Antioch, TN 37013
(House No.) (Street) (P.O. Address) (City) (Postal Zip)

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 29th day of January, 2021.

Christopher Brooks

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 Christopher Brooks, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this, 29th day of January, 2021.

My Commission Expires:

Notary Public

JAMIE C POLK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

True Copy Certification

I, Anita Lester, 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 TENNESSEE

County of DAVIDSON

Personally appeared before me, Patricia Nicholls, a notary public for this county and state, Anita Lester 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: 3/6/24
Notary' Seal (if on paper)

PATRICIA NICHOLLS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.