Karen Johnson Davidson County
Batch# 565079 DEEDQC
02/01/2021 12:42:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20210201-0014239

THIS INSTRUMENT PREPARED BY:

Lockeland Law Group, PLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Cynthia Jean Maher 2301 Sterling Boone Drive Nashville, TN 37210	New Owner	119-02-0-219.00

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, **Timothy Harold Maher, a married man,** by these presents does hereby quitclaim and convey unto **Cynthia Jean Maher, a married woman,** her heirs, successors and assigns, all of his right, title and interest in and to the following described tract of land:

Being Lot No. 212 in the Mitchell Subdivision on the plan of Sterling Heights Subdivision of record in Book 3300, page 78, as revised in Instrument No. 20000215-0015147, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Cynthia Jean Maher and Timothy Harold Maher, as wife and husband by Warranty deed from Daniel Kennedy of record in Instrument No. 20160406-0032866 Register's Office for Davidson County, Tennessee, dated March 31, 2016 and recorded on April 06, 2016.

Being also known as 2301 Sterling Boone Drive, Nashville, Tennessee 37210.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

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

Affiant

My commission expires: 5/3/21
(Affix Seal)

Notary Public

DREW T. BANDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 3, 2021

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 25th day of January, 2021.

Timothy Harold Maher

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 **Timothy Harold Maher**, 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 25th day of January, 2021.

Notary Public

My Commission Expires: 5/3/21

DREW T. BANDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 3, 2021

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

