Karen Johnson Davidson County
Batch# 580925 DEEDQC
03/01/2021 02:53:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20210301-0025763

This Instrument
Prepared By:
+ Return to:
Garside & Hunter, PLLC
1104 Fatherland Street
Nashville, TN 37206
(615) 712-6391

QUITCLAIM DEED

FOR AND IN CONSIDERATION of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Inna Maltsev, married,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer all of her interest and conveys unto, **Inna Maltsev, married, Yelena Maltsev and David Brookshire, husband and wife,** 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:

Land in Davidson County, Tennessee, being Lot No. 41 on the Plan of Moss Rose Estates of record in Plat Book 4860, Page 112, 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 Aligned Realty, LLC by Warranty deed from Desire Reid Church of record in Instrument No. 20200310-0026584 Register's Office for Davidson County, Tennessee, dated March 02, 2020 and recorded on March 10, 2020.

Being the same property conveyed to Inna Maltsev, married, by Warranty Deed from Aligned Realty, LLC, of record in Instrument No. 20201209-0143732 in the Register's Office for Davidson County, Tennessee.

Being also known as 204 Morganmeade Ct. Nashville, Tennessee 37216.

IN WITNESS WHEREOF, We have hereunto set out hands on this 9 day of Febuary, 2021.

Inna Maltsev

STATE OF New Jersey)
COUNTY OF Bergen)

Before me, the undersigned authority, a Notary Public of the State and County mentioned, personally appeared **Inna Maltsev**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, executed the foregoing instrument.

Witness my hand and seal this 9 day of Febuary, 2021.

Notary Public

My Commission Expires: May 24, 2023

IRINA GELFAND
NOTARY PUBLIC
STATE OF NEW JERSEY
MY COMMISSION EXPIRES MAY 24, 2023

AFFIDAVIT OF CONSIDERATION

Name and Address of Property Owner:	Person or Entity Responsible For Payment of Property Taxes:	Map & Parcel Number of Property Transferred:
Inna Maltsev 204 Morganmeade Ct. Nashville, TN 37216	Same	Davidson County: 073-10-0-045.00

STATE OF New Jersey)
COUNTY OF Bergen)

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is Ten Dollars ($10.00), which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Affiant

Sworn to and subscribed before me 9 day of February, 2021.

Notary Public

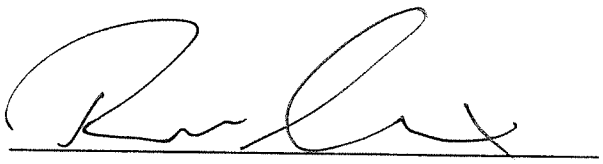
My Commission Expires:

May 24, 2023

IRINA GELFAND
NOTARY PUBLIC
STATE OF NEW JERSEY
MY COMMISSION EXPIRES MAY 24, 2023

Certificate of Authenticity

I, Ryan Lux, 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.

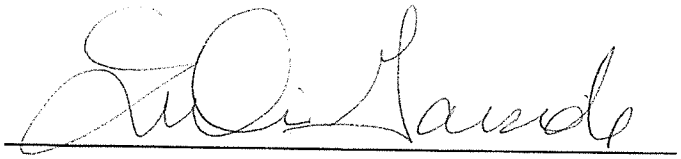


Signature

State of Tennessee

County of Davidson

Personally appeared before me, Leslie Garside, a notary public for this county and state, Ryan Lux 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: 1/3/23

Notary's Seal (If on paper)

