Karen Johnson Davidson County
Batch# 581398 DEEDQC
03/02/2021 11:20:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20210302-0026385

This Instrument prepared by:
Cotney Construction Law, LLP
3201 Trevor Street, Suite 300
Nashville, TN 37209
(615) 647-6932 – Telephone

VICTORIA MACLYN CUNDIFF
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-03-2021

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $1.00.

Subscribed and sworn before me this the 26 day of February, 2021

Notary Public
My Commission Expires: 5/3/2021

Address of New Owner	Send Tax Bills To	Map & Parcel
Stella Revocable Trust 3897 Cantarutti Road Joelton, Tennessee 37080	New Day Financial LLC 8160 Maple Lawn Blvd. Fulton, MD 20759	0290001900

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that Nathan Don Mayo and Felicia Paige Mayo ("Grantors") on this the 26 day of February, 2021, for and in consideration of the sum of One and no/100 Dollars, do hereby bargain, sell, release, remise, quit claim and convey unto Stella Revocable Trust ("Grantee") all our right, title and interest in and to the following described real estate, to wit:

Land in Davidson County, Tennessee, described according to a survey made August 12, 1959, by Hickerson-Miller, Engineer-Surveyors, revised January 27, 1961, by E.L. Miller, Jr., and Company, Surveyors, as follows:

Beginning in the southeasterly margin of the turn around of Cantarutti Road, said point being the northeasterly corner of the property conveyed to Howard B. Moore and wife, by deed of record in Book 3254, page 155, Register's Office for said County; thence along Moore's northeasterly line, South 42° East, 400 feet, more or less, to the center of a branch; thence continuing with the center of said branch, North 61° 18' East, 106 feet; North 36° 24' East, 114 feet; thence North 41° 27' East, 111 feet; North 19° 51' East, 91 feet to point; thence leaving said branch, North 77° 30' West, 545 feet, more or less, to the easterly margin of Cantarutti Road; thence with the easterly margin of said road, South 12° 30' West, 34 feet to a point; thence along the margin of said road, a distance of 36 feet in a southeasterly direction along a curve having a radius of 50 feet; thence continuing with the margin of said road as its turn around, a distance of 68 feet in a southerly and

southwesterly direction along a curve having a radius of 50 feet, to the beginning, containing 3 acres, more or less.

Being the same property conveyed unto Nathan Don Mayo and Felicia Paige Mayo, husband and wife, by virtue of a Deed dated July 13th, 2012, and recorded on July 17, 2012 and assigned instrument number 20120717-0062648.

This is real property commonly known as 3897 Cantarutti Road, Joelton, Tennessee 37080.

Said property is conveyed subject to such restrictions, encumbrances, and limitations as may affect the premises. Grantors make no warranties as to the state of the title of the property but acquit any claim that Grantors have to said property and for that purpose thereof, make this conveyance to Grantee.

IN TESTIMONY WHEREOF we have hereunto set our hands this 26th day of FEBRUARY 2021.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 26th day of February, 2021, before me, a notary public in and for the State and County aforesaid, personally appeared Nathan Don Mayo and Felicia Paige Mayo, personally known to me (or proven to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to this instrument, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Notary Public

5/31/2021
Commission Expiration Date

VICTORIA MACLYN CUNDIFF
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-03-2021

TRUE COPY CERTIFICATION

I, Kristen Shields, do hereby make oath that I am a licensed attorney and/or 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.

Kristen Shields

Signature

State of TN

County of Sumner

Personally appeared before me, Victoria Maclyn Cundiff, a notary public for this county and state, Kristen Shields, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

My Commission Expires: May 3, 2021

Notary's Seal (if on paper):

