Karen Johnson Davidson County
Batch# 590452 DEEDQC
03/11/2021 03:32:33 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20210311-0032618

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

FROM: Emily Todoran The actual consideration for this transfer is Zero Dollars ($0.00).

TO: Daniel Touw

Emily Todoran
AFFIANT
Sworn to and subscribed before me on this 9TH day of MARCH, 2021.

JONI GORE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 1-8-2024

NOTARY PUBLIC
My Commission Expires: 1/8/2024

THIS INSTRUMENT WAS PREPARED BY:

Katie Hagan
Attorney at Law
Hagan and Todd
214 Second Avenue North, Suite 205
Nashville, Tennessee 37201
(615) 628-9111

ADDRESS NEW OWNER:	**SEND TAX BILLS TO:**	**MAP-PARCEL NO:**
Daniel Touw 2005 Rosecliff Drive Nashville, TN 37206	Daniel Touw 2005 Rosecliff Drive Nashville, TN 37206	072 16 0 279.00

KNOW ALL MEN BY THESE PRESENTS that I, EMILY TODORAN, hereinafter "Grantor"), for and in consideration of the sum of zero dollars ($0.00), the receipt of which is hereby acknowledged, have bargained and pursuant to terms of divorce decree, and do hereby convey, remise, release and forever quitclaim unto DANIEL TOUW, his heirs, successors and assigns, all their right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot 123, on the plan of Rosebank Park, of record in Plat Book 1835, Page 26, (erroneously shown as Plat Book 1935, Page 26))Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Daniel J. Touw and Emily L. Todoran, by Warranty Deed from Sarah L. Burger and Richard J. Burger, on June 29, 2017, dated July 3, 2017, of record as Instrument No. 20170703-0066957, Register's Office for Davidson County, Tennessee.
(address of property is 2005 Rosecliff Drive, Nashville, TN 37206)

This conveyance and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 9TH day of MARCH, 2021.

Emily Todoran

EMILY TODORAN

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 EMILY TODORAN, Grantor, with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at NASHVILLE, TENNESSEE, this 9TH day of MARCH, 2021.

Notary Public
My Commission Expires: 1/8/2024

JONI GORE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXP 1-8-2024

This conveyance is exempt from transfer tax pursuant to T.C.A. §67-4-409(a)(3)(E).