Karen Johnson Davidson County
Batch# 596948 DEEDQC
03/22/2021 11:42:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20210322-0037359

THIS INSTRUMENT PREPARED BY:
Mortgage Connect, LP
260 Airside Drive
Moon Township, PA 15108

MAIL TAX STATEMENTS TO:
Amy M. Mitchell
246 Cumberland Circle
Nashville, TN 37214

1463123

QUITCLAIM DEED

TRANSFER BY COURT ORDER OR DECREE - EXEMPTION CODE 66-5-209(1)

THIS INDENTURE, Made this 3rd day of December, 2020, by and between Jamison R. Mitchell, an unmarried man and Amy M. Mitchell, an unmarried woman, who acquired title as Jamison R. Mitchell and Amy M. Mitchell, both married persons, pursuant to Final Decree of Divorce, filed on May 7, 2013, Case Number 12-D-3124, of the County of **DAVIDSON**, State of Tennessee, party/parties of the first part, Amy M. Mitchell, an unmarried woman, of the County of **DAVIDSON**, State of Tennessee, party/parties of the second part, (Mailing address of said first named grantee is 246 Cumberland Circle Nashville, TN 37214).

WITNESSETH, that the said party/parties of the first part, in consideration of the sum of Ten and No/100 DOLLARS, paid by the said party/parties of the second part, (the receipt of which is hereby acknowledged), do by these presents, REMISE, RELEASE, and FOREVER QUIT-CLAIM unto the said party/parties of the second part, the following described lots, tracts or parcels of land, lying, being and situate in the County of **DAVIDSON** and State of Tennessee, to-wit:

See Exhibit A attached hereto and made a part hereof

Property Address: 246 Cumberland Circle Nashville, TN 37214

BEING the same premises transferred in a deed dated August 23, 2006 and recorded August 28, 2006 in the **DAVIDSON** County Recorder's Office in Instrument Number 20060828-0105832, granted and conveyed to Jamison R. Mitchell and Amy M. Mitchell, both married persons, the Grantors herein.

THIS CONVEYANCE is subject to any and all restrictions, easements, setback lines, right-of-ways, conditions plat of record, and encumbrances of record in the Register's Office for the aforesaid County.

All of the estate, right, title and interest of the parties of the first part therein, with the hereditaments and appurtenances thereto pertaining, hereby releasing all claims whatsoever to the said party of the second part, their heirs and assigns forever.

IN WITNESS WHEREOF, Grantor has executed this deed this 3rd day of December, 2020.

Jamison R. Mitchell

State of TN

County of Rutherford (SS)

On this 3rd day of December in the year 2020, before me, the undersigned notary public, personally appeared Jamison R. Mitchell, known to me to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged that he/she/they executed the same for the purposes therein contained. In witness whereof, I hereunto set my hand and official seal.

Notary Public

QUENTIN ISABELL STATE OF TENNESSEE NOTARY PUBLIC My Commission Expires on 05/15/2021 RUTHERFORD COUNTY

OATH OF VALUE

I, hereby swear or affirm that to the best of the affiant's knowledge, information, and belief, the actual consideration for the transfer is $ 10.00.

Affiant

Subscribed and sworn to before me this 3rd day of December 2020.

Notary Public
My Commission Expires: May 15, 2021



File No: 1463123

TAXPAYER/OWNER: Amy M. Mitchell
ADDRESS: 246 Cumberland Circle Nashville, TN 37214

IN WITNESS WHEREOF, Grantor has executed this deed this 3rd day of December, 2020.

Amy M. Mitchell

State of TN

County of Davidson (SS)

On this 3rd day of December in the year 2020, before me, the undersigned notary public, personally appeared Amy M. Mitchell, known to me to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged that he/she/they executed the same for the purposes therein contained. In witness whereof, I hereunto set my hand and official seal.

Notary Public

QUENTIN ISABELL STATE OF TENNESSEE NOTARY PUBLIC My Commission Expires on 05/15/2021 RUTHERFORD COUNTY

OATH OF VALUE

I, hereby swear or affirm that to the best of the affiant's knowledge, information, and belief, the actual consideration for the transfer is $ 10.00.

Affiant

Subscribed and sworn to before me this 3rd day of December, 2020.

Notary Public
My Commission Expires: May 15, 2021

QUENTIN ISABELL STATE OF TENNESSEE NOTARY PUBLIC My Commission Expires on 05/15/2021 RUTHERFORD COUNTY

TAXPAYER/OWNER: Amy M. Mitchell
ADDRESS: 246 Cumberland Circle Nashville, TN 37214

Exhibit "A"
Legal Description

The Land referred to herein below is situated in the County of DAVIDSON, State of TN, and is described as follows:

Land in Davidson County, Tennessee, being the easterly 69 feet front and 80 feet rear of Lot No. 90 on the Plan of Bluefields, as of record in Book 843, page 34, Register's Office for said County, being Lot "J" on the Plan or R.D. Stanford's Resubdivision of Lots 90, 91, 92 and 93, etc., not of record, described according to a survey made by Z.J. Wilkinson, Surveyor, April 6, 1940, as follows:

Beginning on the southerly margin of Cumberland Circle at the corner of Lots Nos. 89 and 90 as shown on the first mentioned plan; thence with the line between said two lots, southwardly 309.1 feet, more or less, to the northerly line of a 2 foot reserved strip; thence with said strip westwardly 80 feet to the line between lots "I" and "J" as shown on said last mentioned plan; thence with the line between said two lots northwardly 307 feet, more or less, to the southerly margin of Cumberland Circle; thence with said Circle eastwardly 69 feet to the beginning.

Being the same property as conveyed from Elizabeth Qualls Johnson a/k/a Elizabeth Q. Johnson to Jamison R. Mitchell and Amy M. Mitchell, both married persons as set forth in Deed Instrument #20060828- 0105832 dated 08/23/2006, recorded 08/28/2006, Davidson County, Tennessee.

PROPERTY ADDRESS: 246 Cumberland Circle Nashville, TN 37214

TAX ID: 096 05 0 015.00

TRUE COPY CERTIFICATION

I, Lena Cataldo, 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 this is a true and correct copy of the original document executed and authenticated according to law.

Lena Cataldo

State of Pennsylvania

County of Allegheny

Before me, Kimberly Ann Protch, the undersigned officer, personally appeared Lena Cataldo, known to me (or satisfactorily proven) to be the person who's name is subscribed to the within instrument, and acknowledged that (he/she/they) executed the same for purposes therein contained.

In witness whereof, I hereunto set my hand and official seal.

Kimberly Ann Protch

COMMONWEALTH OF PENNSYLVANIA - NOTARY SEAL
Kimberly Ann Protch, Notary Public
Allegheny County
My Commission Expires 11/02/2024
Commission Number 1386281

Notary public

Printed name: Kimberly Ann Protch

Mu Commission expires: NOV 02 2024