Karen Johnson Davidson County
Batch# 615841 DEEDQC
04/15/2021 11:43:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20210415-0050430

This Instrument prepared by:

K. David Bradley, Jr., Esq., Tennessee Bar No. 12873
8845 Leatherwood Road, Salt Lick, Kentucky 40371

Return to: Better Settlement Services, LLC,
600 W Germantown Pike, Suite 450, Plymouth Meeting, PA 19426

Reference Number: BSS-TN-RF-769581

Name and Address of New Owner:	Name and Address of Entity Responsible for Payment of Real Property Taxes	Tax Map Parcel No.:
Amanda M. Morgan	Amanda M. Morgan	049140A00200CO
3407 Whites Creek Pike	3407 Whites Creek Pike	
Nashville, TN 37207	Nashville, TN 37207	

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, cash in hand paid, the receipt and legal sufficiency of which are hereby acknowledged, AMANDA MARIE MORGAN also known as AMANDA M. MORGAN and LOGAN RHETT PIERCE, hereinafter referred to as "Grantor", does hereby convey, transfer, remise, release, relinquish and quitclaim unto AMANDA M. MORGAN, single, hereinafter referred to as "Grantee", whose mailing address is: 3407 Whites Creek Pike, Nashville, TN 37207, her heirs and assigns forever, all of Grantor's right, title and interest in and to the following property being situated and located in the County of Davidson, State of Tennessee together with all improvements located thereon, being more particularly described as follows, to wit:

That certain parcel of real estate located in Davidson County, State of Tennessee, within the corporate limits of the City of Nashville, and being described as follows, to-wit:

Being all of Lot No. 2, on the plan of Vista, according to plat and survey appearing of record in Instrument Number 20170203.0011914, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of location and description of said lot.

Tax ID No.: 049140A00200CO

BEING the same property conveyed to Grantor herein by Deed recorded as Instrument No. 20180613-0056810, in the Office of the County Register of Deeds for Davidson County, Tennessee.

Statement required by T.C.A. 66-24-121: The foregoing legal description is the same as contained in the previous deed of record.

The above-described property is improved property having a street address of 3407 Whites Creek Pike, Nashville, TN 37207.

The words "Grantor" and "Grantee" shall include their respective successors and assigns where the context requires or permits.

THIS CONVEYANCE is made subject to all easements, and building or use restrictions of record, including, but not limited to, those for public roads and highways, restrictive covenants, utilities, railroads, and pipelines. The conveyance is also subject to all applicable zoning, ordinances, statutes, rules, or regulations, as amended.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 12th day of February, 20 21.

Amanda M Morgan

AMANDA MARIE MORGAN also known as
AMANDA M. MORGAN

STATE OF TENNESSEE
COUNTY OF Davidson

I, the undersigned Notary Public, in and for the County and State aforesaid, do hereby certify that AMANDA MARIE MORGAN also known as AMANDA M. MORGAN, with whom I am personally acquainted (or who has proved to me their identity on the basis of satisfactory evidence), has, upon oath, acknowledged the same before me and has executed the foregoing instrument for the purpose therein contained, by signing his/her/their name(s), on this 12th day of February, 20 21.

Tamika M. White

Notary Public
My Commission expires: March 6, 2024

TAMIKA M. WHITE
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
March 6, 2024
COUNTY OF DAVIDSON

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 12th day of February, 2021.

LOGAN RHETT PIERCE

STATE OF TENNESSEE
COUNTY OF Davidson

I, the undersigned Notary Public, in and for the County and State aforesaid, do hereby certify that LOGAN RHETT PIERCE, with whom I am personally acquainted (or who has proved to me their identity on the basis of satisfactory evidence), has, upon oath, acknowledged the same before me and has executed the foregoing instrument for the purpose therein contained, by signing his/her/their name(s), on this 12th day of February, 2021.

Tamika M. White
Notary Public
My Commission expires: March 6, 2024

TAMIKA M. WHITE
TENNESSEE NOTARY PUBLIC
My Comm Exp. March 6, 2024
COUNTY OF DAVIDSON

VALUATION AFFIDAVIT

I, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $ 0.00.

AMANDA M. MORGAN

Subscribed and sworn to before me this 12th day of February, 2021.

Tamika M. White
Notary Public
My Commission expires: March 6, 2024

TAMIKA M. WHITE
TENNESSEE NOTARY PUBLIC
My Comm Exp. March 6, 2024
COUNTY OF DAVIDSON

TRUE COPY CERTIFICATION

I, Christine Joachim, 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 PA
County of Montgomery

Personally appeared before me, Michael Estelle, a notary public for this county and state Christine Joachim who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

NOTARY SIGNATURE

My Commission Expires 3-19-2023
Notary's Seal

Commonwealth of Pennsylvania - Notary Seal
Michael R. Estelle, Notary Public
Montgomery County
My commission expires March 19, 2023
Commission number 1347499