THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
1620 Westgate Circle, Suite 150
Brentwood, TN 37027

Karen Johnson Davidson County
Batch# 618511 DEEDQC
04/20/2021 09:03:20 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20210420-0052489

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is: $-0-.

Affiant

Subscribed and sworn to before me, this 13 day of April, 2021.

Notary Public

My Commission Expires:

TARA JONES
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 6, 2022

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Karen L Daniel and Jay Mark Self 1504 Daphne Place Brentwood, TN 37027	New Owner	171-03-0A-198.00-CO

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Karen L Daniel f/k/a Karen Daniel, married woman,** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to **Karen L Daniel and Jay Mark Self, husband and wife,** their heirs and assigns, all of their rights, title and interest in the real property in the County of Williamson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 9, as shown on the map entitled Section Seven Fredericksburg, of record in Plat Book 9700, Page 405, 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 Karen Daniel, an unmarried woman by Warranty Deed from Suzanne D. Hardeman, unmarried of record in Instrument No. 20160602-0055322 Register's Office for Davidson County, Tennessee, dated May 27, 2016 and recorded on June 02, 2016. and Affidavit recorded in Instrument No. 20160610-0059138

Grantor covenants that they are lawfully seized and possess said real property in fee simple, have a good right to convey it, and that the same is unencumbered, except for 2021 taxes that are not yet due and payable, as well as any restrictions, conditions and easements of record.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 13th day of April 2021.

Karen L. Daniel

STATE OF TENNESSEE)

COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Karen L. Daniel, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 13th day of April 2021.

Notary Public
My Commission Expires: _____

JAMES ALEXANDER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES MARCH 2022