RECORD AND RETURN TO:
VICTORY TITLE & ESCROW, LLC
695 PRESIDENT PL., STE. 203
SMYRNA, TN 37167
VT210300095

QUIT CLAIM DEED

Karen Johnson Davidson County
Batch# 621329 **DEEDQC**
04/23/2021 09:40:40 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20210423-0054464

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$0.00 Tricia Nurt
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, this the 15th day of April, 2021
Gail C. Vincent
Notary Public
MY COMMISSION EXPIRES:

GAIL C. VINCENT STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY My Commission Expires 01-18-2022

THIS INSTRUMENT WAS PREPARED BY
VICTORY TITLE & ESCROW, LLC, 695 PRESIDENT PL., STE. 203, SMYRNA, TN 37167

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
509 Properties	**SAME**	**041-15-0-082.00**
193 37th Ave. N.		
Nashville, TN 37209		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Darron James Hubbard and Kathryn Hubbard, Husband and Wife and Kyle J. Miller and Janalee Miller, Husband and Wife

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

509 Properties

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 20-A on the Plan of Zone Lot Division of Lots 15, 18 thru 22, Bellshire Terrace, Sec. One, Phase Two, of record in Book 6900, Page 474, which amends the plat of record in Book 6250, pages 179 & 180, Register's Office for said County, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Darron James Hubbard and Kathryn Hubbard, Husband and Wife and Kyle J. Miller and Janalee Miller, Husband and Wife by Warranty Deed from Mark R. Thompson, Jr. and wife, Lynda L. Thompson, of record in Instrument No. 20210419-0052218 **, in the Register's Office of Davidson County, Tennessee**

This conveyance is subject to: 1) Current years taxes which have been prorated and assumed by the Grantee; 2) all restrictions of record; 3) all easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

This is improved (X) property known as **1342 Bellshire Terrace Drive, Nashville, TN 37207**

Witness our hands this 15th day of April, 2021.

Kyle J. Miller by Kyle J. Miller Attorney in Fact

Darron James Hubbard by Kyle J. Miller, Attorney in Fact

Kyle J. Miller by Kyle J. Miller Attorney in Fact

Kathryn Hubbard by Kyle J. Miller, Attorney in Fact

Kyle J. Miller

Kyle J. Miller

Janalee Miller

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 Kyle J. Miller and Janalee Miller the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 15th day of April, 2021.

Commission Expires:_____

Gail C. Vincent

Notary Public

GAIL C. VINCENT STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY My Commission Expires 01-18-2022

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 15th day of April, 22021 before me personally appeared Kyle J. Miller. to me known to be the person who executed the foregoing instrument in behalf of Darron James Hubbard and Kathryn Hubbard as their Attorney in Fact, and acknowledged that he executed the same as the free act and deed of the said of Darron James Hubbard and Kathryn Hubbard

Witness my hand and official seal at Smyrna, Tennessee, this the 15th day of April, 2021..

My commission expires:_____

Gail C. Vincent

Notary Public

GAIL C. VINCENT STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY My Commission Expires 01-18-2022