FIDELITY NATIONAL TITLE
MCLPC

298834

Prepared By

Andreas Mueller
2502 Sharondale Drive
Nashville, Tennessee
37215

Karen Johnson Davidson County
Batch# 629761 DEEDQC
05/05/2021 03:48:30 PM 6 pgs
Fees: $32.00 Taxes: $0.00
20210505-0060593

After Recording Return To and
Mail Tax Statements to:
Andreas Mueller & Chris Margaronis
2502 Sharondale Drive
Nashville, Tennessee
37215

PARCEL ID: 117-02-0-223.00

Space Above This Line for Recorder's Use

TENNESSEE QUITCLAIM DEED

State of Tennessee

Davidson County

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One-Dollar ($1.00) and/or other valuable consideration to the below in hand paid to:

Andreas Mueller, a single individual, residing at 2502 Sharondale Drive, Unit B, Nashville, Tennessee, 37215.

Chris Margaronis, a single individual, residing at 2502 Sharondale Drive, Nashville, Tennessee, 37215.

The receipt whereof is hereby acknowledged, the undersigned hereby conveys and quitclaims to:

Andreas Mueller, a single individual, residing at 2502 Sharondale Drive, Unit B, Nashville, Tennessee, 37215

Pandelis Christopher Margaronis, a single individual, residing at 2502 Sharondale Drive, Unit B, Nashville, Tennessee, 37215

(hereinafter called the "Grantee(s)") all the rights, title, interest, and claim in or to the following described real estate, situated in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 16-B on the Plan of Revised Resubdivison of Part of Lot 16 of the Plan of Sharondale of record in Plat Book 5060, Page 34, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Any Reference to recorded instruments is reference to the Register's Office in said County.

Grantor's Signature _____ Date April 29 2021
Print Name: Andreas Mueller
Address: 2502 Sharondale Drive, Unit B, Nashville, Tennessee, 37215

Grantor's Signature _____ Date April 29 2021
Name: Chris Margaronis
Address: 2502 Sharondale Drive, Nashville, Tennessee, 37215

Source of Title Deed Book _____ Page _____,
Instrument# 20191028-0110216

Susie J. Ingram
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires January 3, 2023

State of Tennessee

County of Davidson

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Andreas Mueller whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 29th day of April, 2021.

Please see attached

Susie J Ingram (SEAL)
Notary Public

My Commission Expires: 01/03/2023

I, or we, hereby swear or affirm that to the best of the affiant's knowledge, information, and belief, the actual consideration for this transfer is one-dollar ($1.00)

Affiant's Signature P.C. Margaronis

State of Tennessee

County of Davidson

Subscribed and sworn before me this 29th day of April, 2021.

Susie J Ingram
Notary Public

Please see attached

Susie J. Ingram
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires January 3, 2023

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Placer)

On 04/28/2021 before me, Debora L Thomason, Notary Public
(insert name and title of the officer)

personally appeared ~~Andreas Mueller,~~ Chris Margaronis,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____ (Seal)

DEBORA L. THOMASON
COMM. #2248324
Notary Public - California
Placer County
My Comm. Expires June 30, 2022

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Placer

Subscribed and sworn to (or affirmed) before me on this 28 day of April, 2021, by ~~Andreas Mueller~~, Chris Margaronis, proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

(Seal)

Signature

DEBORA L. THOMASON
COMM. #2248324
Notary Public - California
Placer County
My Comm. Expires June 30, 2022

True Copy Certification

I,____Erika Olivo_____, 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 executed and authenticated according to law.

Signature

State of California

County of Orange

Personally appeared before me, Esther L. Hinostroza, a notary public for this county and state, _____Erika Olivo_____ who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

ESTHER L. HINOSTROZA
Notary Public - California
Orange County
Commission # 2214485
My Comm. Expires Sep 16, 2021

Notary's Signature

My Commission Expires: _____
Notary' Seal (if on paper)