Karen Johnson Davidson County
Batch# 630698 DEEDQC
05/06/2021 12:53:17 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20210506-0061106

ADDRESS NEW OWNERS AND SEND TAX BILLS:
KWABENA A. ADDISON-AMPC
ADWOA A. AMPONSAH
7031 Brandt Dr.
Mt Juliet TN 37122

This instrument prepared by:
TIMOTHY D. FERGUSON
Attorney at Law
365 West Main Street
Hendersonville, TN 37075

MAP PARCEL NUMBER:
87-13-60 & 151-10-A-261
(No Title Search was done)

QUITCLAIM DEED

This instrument is made and entered into this the 2 day of April, 2021, by **KWABENA A. ADDISON-AMPONSAH and wife, ADWOA A. AMPONSAH** GRANTORS and **KWABENA A. ADDISON-AMPONSAH, a one half (½) interest, and wife, ADWOA A. AMPONSAH, a one half (½) interest, as tenants in common,** GRANTEES.

WITNESSETH:

THAT FOR AND IN CONSIDERATION of the sum of One ($1.00) Dollar cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, GRANTORS hereby convey, transfer, remise, release, relinquish and quitclaim to GRANTEES, their heirs, successors and assigns all of GRANTOR'S right, title and interest in and to the following described real estate, to wit:

Tract 1: (M/P 87-13-60, 4405 Central Valley Drive, Hermitage, Tennessee).

Land in Davidson County, Tennessee, being Lot No. 35 on the plan of Section D, Valley Grove, or record in Plat Book 5800, Page 153, in the Register's Office of Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Kwabena A. Addison-Amponsah and wife, Adwoa A. Amponsah by Warranty Deed from Roger D. Manning and wife, Carolyn F. Manning, dated August 21, 2008, and recorded September 8, 2008, in Instrument No. 20080908-0091932, Register's Office for Davidson County, Tennessee.

Tract 2: (M/P 151-10-A-261, 7363 Ole Nottingham Drive, Antioch, Tennessee).

Land in Davidson County, Tennessee, being Lot No. 109 on the plan of Phase 3, Villages of Long Hunter P.U.D., of record in Instrument No. 20030707-0093205, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Kwabena Addison-Amponsah and wife, Adwoa Amponsah by Warranty Deed from Mark A. Crombie, dated September 20, 2013, and recorded September 24, 2013, in Instrument No. 20130924-0100323, Register's Office for Davidson County, Tennessee.

FERGUSON & BELOTE
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

Subject to all matters shown on the above referenced plat and to restrictions of record.

Executed on the date first above written.

KWABENA A. ADDISON-AMPONSAH

ADWOA A. AMPONSAH

STATE OF TENNESSEE
COUNTY OF Sumner

Personally appeared before me, the undersigned Notary Public of said county and state, KWABENA A. ADDISON-AMPONSAH and ADWOA A. AMPONSAH, the within named bargainors with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal at office this 2 day of April, 2021.

NOTARY PUBLIC

My Commission Expires: 3-25-25

STATE OF TENNESSEE
COUNTY OF Sumner

The actual consideration or value, whichever is greater, for this transfer is $NONE.

AFFIANT

Subscribed and sworn to before me, this the 2 day of April, 2021.

NOTARY PUBLIC

My Commission Expires: 3-25-25

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