Karen Johnson Davidson County
Batch# 633195 DEEDQC
05/11/2021 02:06:13 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20210511-0063445

THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
10 Burton Hills Blvd. Ste. 130
Nashville, TN 37215
File 210334043

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Affiant

Subscribed and sworn to before me, this 11th day of May, 2021.

Notary Public

My Commission Expires:

HOLLY DEES NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY MY COMMISSION EXPIRES MARCH 7, 2023

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Casey Sulak and Lindsay Sulak 4917 Granny White Pike Nashville, TN 37220	New Owner	145 03 0 046.00

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 **Carol Hunt** hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey unto, **Casey Sulak and wife, Lindsay Sulak, husband and wife** their heirs and assigns all of her rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 14 on the Plan of Roselawn Estates of record in Plat Book 2900, Page 86, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 14 fronts 166 feet on the Westerly margin of Granny White Pike and extends back between parallel lines 440 feet to a dead line.

Being the same property conveyed to Carol Hunt, by Quitclaim Deed from Casey Sulak and wife, Lindsay Sulak, of record in Instrument No. 20190403-0030355, in the Register's Office of Davidson County, Tennessee, dated on April 03, 2019 and recorded on April 03, 2019. Said property was never the marital residence of Grantor.

This is improved property known as **4917 Granny White Pike Nashville, TN 37220**.

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 6th day of May, 2021.

Carol Hunt

STATE OF Texas)

COUNTY OF Victoria)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Carol Hunt**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 6th day of May 2021.

Notary Public

My Commission Expires: 06/08/2022

MARISSA MOYA
Notary Public, State of Texas
Comm. Expires 06-08-2022
Notary ID 131598626