Prepared By:

Dalen Farmer
Attorney at Law
120 East Main Street
Suite 250
Murfreesboro Tennessee 37130

After Recording Return To:

Dalen Farmer
Attorney at Law
120 East Main Street
Murfreesboro Tennessee 37130

Karen Johnson Davidson County
Batch# 640007 DEEDQC
05/19/2021 11:28:00 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20210519-0067825

Space Above This Line for Recorder's Use

NOTICE: Tax bills may continue to be sent to the following address:

Adana L McAllister
1046 Brittany Park Drive
Antioch TN 37013

TENNESSEE QUIT CLAIM DEED
(Map 162 12 0A; Parcel 095.00CO)

KNOW ALL BY THESE PRESENTS, that for and in consideration of the sum of Zero Dollars US ($0.00), and other good and valuable consideration paid in hand, GENOVONNE WILLIAMS, a resident of Davidson County, Tennessee (herein, "Grantor") does hereby remise, release and forever quitclaim to ADANA L MCALLISTER, a resident of Davidson County, Tennessee (herein, "Grantee"), the following:

> all of Grantor's rights, title, interest, and claim in or to the following real property, including any of Grantor's rights of survivorship as tenant in common, located at 1046 Brittany Park Drive, Antioch, Tennessee 37013, and as more fully described in Exhibit A, which is attached hereto and incorporated herein by reference, to wit:

[SEE ATTACHED EXHIBIT A]

SIGNED BY GRANTOR, acknowledged by Grantees, this 17 day of May 2021.

GRANTOR:

Genevonne Williams
GENEVONNE WILLIAMS



STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

I, the undersigned, a Notary Public in and for said County and State, hereby certify that the Grantor, Genevonne Williams, known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he has executed the same voluntarily on this date.

Given under my hand this 17 day of May 2021.

Dalen Farmer, Notary Public

My Commission Expires: 05-23-2023

ACKNOWLEDGED:

GRANTEE:

Adana L. McAllister
ADANA L MCALLISTER

OATH OF CONSIDERATION

RE: Improved Real Property at 1046 Brittany Park Drive, Antioch (Davidson County) Tennessee 37013.

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

The actual consideration or true value, whichever is greater for this transfer is Zero Dollars US ($0.00).

FURTHER the Affiants sayeth not.

DALE FARMER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 05-23-2023

GRANTOR:

Genevonne Williams

Genevonne Williams, Affiant

05.17.2021
DATE

Subscribed and sworn before me, this 17 day of May 2021.

Dale Farmer, Notary Public

My Commission Expires: 05-23-2023

EXHIBIT A

LAND located in Davidson County, Tennessee, being all of Lot No. 95 on the Plan of Brittany Park, Phase 1-B, 1st Revision of record in Book 9700, page 610, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and detailed description.

BEING the same property conveyed to Adana Leshawn McAllister and Genevonne Williams, as Tenants in Common with Rights of Survivorship, by Warranty Deed from Jose Ramos Salazar and wife, Negar Salazar, f/k/a Negar Farhangi, dated October 5, 2018, of record in Instrument No. 20181026-0106119, Register's Office of Davidson County, Tennessee.

BEING the same property conveyed to Jose Ramos Salazar and Negar Farhangi, by Warranty Deed from Barry Blazs and wife, Cynthia Blazs, dated October 5th, 2001, of record in Instrument No. 20011030-0117845, Register's Office of Davidson County, Tennessee. Negar Farhangi, having since married Jose Ramos Salazar, is now known as Negar Salazar.

THIS CONVEYANCE IS MADE SUBJECT TO minimum building setback lines, public utility and drainage easements, and all other matters as shown on subdivision plat of record in Plat Book 9700, page 610; to Restrictive Covenants of record in Book 10016, page 870; and Instrument No. 20021025-0130771; to Storm water detention agreement of record in Book 8174, page 198; Book 9938, page 753, all in the Register's Office for Davidson County, Tennessee; and to all zoning and subdivision regulations of the appropriate governmental body, together with any easements or right-of-ways for public roads and utilities.

This is improved property known as 1046 Brittany Park Drive, Antioch, TN 37013.