Karen Johnson Davidson County
Batch# 640289 DEEDQC
05/19/2021 03:19:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20210519-0068176

New owner address

Prepared By:	Record and Return To:	Mail Tax Statements to:
Vidmar & Hardesty, Ltd., John Vidmar (TN Bar#032525) P.O. Box 211031 Columbus, Ohio 43221	American Home Title, LLC 4501 Charlotte Park dr Ste. 120 Charlotte, NC 28217	Priscilla Beatty and Leroy Alexander Bluing III 4164 Longfellow Dr. Nashville, TN 37214

Order Number: 210446666TN-D

QUIT-CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that the Grantor(s) **Priscilla Beatty and Leroy Alexander Bluing III, aka Leroy Bluing, Wife and Husband,** for Ten Dollars ($10.00) and other valuable consideration paid, does hereby bargain, sell, remise, release, quit claim, and convey unto the Grantee(s), **Priscilla Beatty and Leroy Alexander Bluing III, Wife and Husband,** whose address is 4164 Longfellow Dr., Nashville, TN 37214, the following described real property located in the County of Davidson, State of Tennessee and further described as follows:

Being Lot No. 201, Phase One, Section Four, Abbington Park, as shown on plat of record in Instrument No. 20050110-0003256, Register's Office for Davidson County, Tennessee to which record reference is hereby made for a more particular description thereof.

Be the same more or less, but subject to all legal highways.

This description is the same as the description contained in the prior deed referenced herein.

Subject to the Bylaws of record in Instrument No. 20030303-0027406, HOA Charter of record in Instrument No. 20030303-0027405, Storm Water Detention Agreement of record in Instrument No. 20030109-0004246, Deed too HOA for Common Area of record in Instrument No. 20050201-0011847 all in the Register's Office of Davidson County, Tennessee; and

Subject to all other easements, restrictions and matters of record, zoning ordinances, real estate taxes and assessments, if any, prorated to the date of this deed.

County Parcel Number: 062 02 0B 157.00
Street address of property: 4164 Longfellow Dr., Nashville, TN 37214
Prior Instrument Reference by which Grantor(s) acquired title: Instrument No. 20200221-0019323 in the Recorder's Office, Davidson County, Tennessee.

Signed this 14 day of May, 2021.

Signature of Grantor(s):

Priscilla Beatty

Priscilla Beatty

Leroy Alexander Bluing III,
aka Leroy Bluing

STATE OF TN, COUNTY OF Davidson, SS:

BE IT REMEMBERED That on this 14 day of May, 2021 before me, the subscriber, a Notary Public in and for said state, duly commissioned and qualified, personally came Priscilla Beatty and Leroy Alexander Bluing III, aka Leroy Bluing, known to me, or proved to me on the basis of satisfactory evidence, to be the Grantor(s) in the foregoing deed, and acknowledged by the signing thereof to be their free and voluntary act and deed.

In testimony whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

~~Notary~~ Public Comm exp: 3/10/2024

SOPHIE BRANSFORD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

PCL 210446666TNDQTC99010203

Property Address: 4164 Longfellow Dr., Nashville, TN 37214
Tax Parcel: 062 02 0B 157.00

Oath of Consideration

I or we, Priscilla Beatty Leroy Bowing, the Affiant(s), herby swear or affirm that to the best of my/our knowledge, information and belief, that the actual consideration for this transfer is $ 0.

Signed this 14 day of May, 2021.

Signatures of Affiant(s):

Priscilla Beatty

Sworn and subscribed before me this 14 day of May, 2021

Notary Public Comm exp: 3/6/2024

SOPHIE BRANSFORD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

True Copy Certification

I, John Midler, 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 document executed and authenticated according to law.

John Midler

Signature

State of NC

County of MECKLENBURG

Personally appeared before me, JAMIE S. WEYANT, a notary public for this county and state ~~MECKLENBURG, NC~~ * who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed

* John Midler

J. S. Weyant

Notary's Signature

My Commission Expires: 02/04/2023

Notary Seal (if on paper)

JAMIE S WEYANT
Notary Public
Gaston County
NORTH CAROLINA