THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
10 Burton Hills, Suite 130
Nashville, TN 37215

Karen Johnson Davidson County
Batch# 640459 DEEDQC
05/20/2021 09:41:18 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20210520-0068402

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: _____

RYAN DIECK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MAY 7, 2024

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Laura E. Encalade and Taylor A. Johnson 1518 Mckennie Avenue Nashville, TN 37206	New Owner	083 02 0 253.00

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, **Laura E. Encalade, Unmarried,** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to **Laura E. Encalade and Taylor A. Johnson, wife and husband ,** their heirs and assigns, all of their 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. 5 Plat of Jas J. Pryors Heirs, Subdivision of Lot 19 and 20 in Brownsville, as shown on Plat of record in Plat Book 843, Page 41, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more particular description of said property.

Being the same property conveyed to Laura E. Encalade, unmarried, by Warranty Deed from Thomas L. Wiser and Hannah E. Wiser, married and Jared Lomax and Mary Lomax, married, of record in Instrument No. 20120921-0086169, in the Register's Office of Davidson County, Tennessee, dated September 19, 2012 and recorded on September 21, 2012.

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 14th day of May 2021.

Laura E. Encalade

STATE OF TENNESSEE)

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Laura E. Encalade,, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 14TH day of May 2021.

Notary Public
My Commission Expires: _____

