34675-5 Box 14

QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 653436 DEEDQC
06/10/2021 09:44:07 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20210610-0078079

State of Tennessee
County of Davidson

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

Affiant

Subscribed and sworn to before me, this the 21st day of May, 2021.

Notary Public

My commission expires: 11/8/21

ANDREW T. WOOD STATE (AFFIX SEAL) TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive , Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Sarah C. Hanlon	**"New Owner"**	**173-09-00A-526.00co**
9026 Rigden Mill Drive		
Nashville, TN 37211		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I,

Margaret L. Hanlon, a married woman

HEREINAFTER CALLED THE GRANTOR, HAVE QUITCLAIMED, AND BY THESE PRESENTS DO HEREBY CONVEY UNTO

Sarah C. Hanlon, an unmarried woman

HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN AND TO A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 435 on the Plan of Phase Seven, Lenox Village, of record in Plat at Instrument No. 20051028-0130418, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Sarah C. Hanlon, an unmarried woman and Margaret L. Hanlon, a married woman, joint tenants with rights of survivorship by Deed dated February 27, 2017 from Matthew M. Elliott and Jennifer H. Elliott, husband and wife, of record in Instrument No. 20170301-0020129, and Scrivener's Affidavit, of record in Instrument No. 20210519-0068017Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to the limitations, restrictions, and encumbrances as may affect the premises as was not the primary residence of Grantor.

THIS INSTRUMENT HAS BEEN PREPARED BY THE FIRM OF ATTORNEYS TITLE COMPANY, INC., BASED UPON VERBAL INFORMATION AND DIRECTIONS FROM THE RESPECTIVE PARTIES. THE PARTIES ACKNOWLEDGE AND UNDERSTAND THAT SAID FIRM HAS RELIED ON INFORMATION PROVIDED TO IT AND DOES NOT REPRESENT THE ACCURACY THEREOF.

This is improved property, known as: **9026 Rigden Mill Drive, Nashville, TN 37211**

Witness my/our hand(s) this 20th day of **May, 2021.**

Margaret L. Hanlon

Margaret L. Hanlon

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Margaret L. Hanlon, the bargainor, 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 official seal at ~~Nashville~~ Cumming GA, ~~Tennessee~~, this 21 day of **May, 2021.**

Amy M. Brock

Notary Public

AMY M. BROCK NOTARY PUBLIC EXPIRES GEORGIA November 6, 2023 FORSYTH COUNTY

My Commission Expires: 11-6-23