This Instrument Prepared By & Return to:
Brentwood Title & Escrow, LLC.
320 Seven Springs Way, Suite 150
Brentwood, TN 37027
BW21396
Information in this document furnished by the parties and relied upon by the preparer of this document.

Karen Johnson Davidson County
Batch# 675913 DEEDQC
07/13/2021 12:22:05 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20210713-0094116

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, receipt of which is hereby acknowledged, I, **Anna M. Cordovez,** do hereby bargain, sell, release, remise, quitclaim and convey unto **Anna M. Cordovez and Ronald J. Clendening, wife and husband** all my rights, title and interest in and to the following described real estate, to-wit:

Property Address: 302 Huntington Ridge Drive, Nashville, TN 37211

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows to-wit:

LAND in Davidson County, Tennessee, being Unit No. 151 on the Plan of Huntington Ridge Townhouses, of record in Book 4675, Page 9, and described in a Master Deed of record in Book 4729, Page 687, as amended in Book 4889, Page 905 and Book 5394, Page 243, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Anna M. Cordovez, an unmarried woman, by Warranty Deed from Mark A. Shepherd, a single man, dated 3/27/2019 and recorded 3/28/2019 in Instrument No. 20190328-0028205, Register's Office for Davidson County, Tennessee.

IN TESTIMONY WHEREOF I have hereunto set my hand and seal this 6th day of July, 2021.

Anna M. Cordovez

STATE OF TENNESSEE
COUNTY OF Davidson

On this 6th day of July, 2021, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Anna M. Cordovez** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and who acknowledged the execution of same on their behalf to be his/her/their free act and deed.

Notary Public
My Commission Expires: 1-8-22

JACQUELINE G BROWN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 6th day of July, 2021.

Notary Public

My Commission Expires: 1-8-22

JACQUELINE G BROWN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Tax/Map ID & Parcel
161-11-0A-151.00 CO

New Owners:
Anna M. Cordovez and
Ronald J. Clendening
302 Huntington Ridge Drive,
Nashville, TN 37211

Send Tax Bills to :
Same as New Owner