# QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 688164 DEEDQC
08/02/2021 08:42:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20210802-0103235

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21 day of July, 2021.

Notary Public
MY COMMISSION EXPIRES: December 12, 2022
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Birthright Title, LLC
2800 N. Mt. Juliet Road, Mt. Juliet, TN 37122

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Wesley G. Mullins | SAME AS NEW OWNER | 063-04-0-082.00 |
| (NAME) 104 Lynn Lee Drive | (NAME) | |
| (ADDRESS) Old Hickory, TN 37138 | (ADDRESS) | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

For and consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged **Raven E. Mullins,** hereinafter called the Grantor(s), has quitclaimed **Wesley G. Mullins**, hereinafter called the Grantee(s), their heirs and/or assigns, 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(s) 30, as shown on the map entitled Polly Sunny Acres Subdivision, of record in Plat Book 3700, Page 57 and amended in Plat Book 3700, Page 90, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Wesley G. Mullins and Raven E. Mullins, by deed from Mickie Adella Wells, a widow, of record in Instrument No. 20031120-0169439, dated November 14, 2003, said Register's Office.

Wesley G. Mullins and Raven E. Mullins having since divorced.

**INFORMATION PROVIDED BY PARTIES. NO WARRANTY IS PROVIDED AS TO THE ACCURACY OF THIS INFORMATION.**

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

This is improved and unimproved property known as 104 Lynn Lee Drive, Old Hickory TN 37138.

Witness my hand this 30 day of June, 2021.

Raven E. Mullins

STATE OF TN
COUNTY OF Wilson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Raven E. Mullins, the herein bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 30 day of June, 2021.

Notary Public

My Commission Expires:

(SEAL)

GREGG W. CLARKE
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires December 12, 2022
WILSON COUNTY

Certificate of Authenticity

I, the undersigned, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 1/21/21.

Celia Stewart Rouse
Affiant Signature

7/21/21
Date

State of TN

County of Wilson

Sworn to and subscribed before me this 21ST day of July, 2021.

Notary's Signature

My Commission Expires: 4/22/23
Date

Notary's Seal

