Karen Johnson Davidson County
Batch# 711988 DEEDQC
09/08/2021 02:52:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20210908-0120472

QUITCLAIM DEED

SANDY BALENT
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.

Loretta Duckett
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd day of September, 2021.

Sandy Balent
Notary Public

MY COMMISSION EXPIRES: 10-2-23
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
GREATER NASHVILLE TITLE, LLC
4603 Gallatin Pike
Nashville, TN 37216

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES, A THIRD PARTY, AND/OR RECORD TITLE WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. THE PREPARER ASSUMES NO LIABILTY AS TO THE ACCURACY OR CONTENT THEREOF. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND NEITHER GREATER NASHVILLE TITLE, LLC NOR ITS ATTORNEYS SHALL BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT, OR LEGAL AND/OR TAX RELATED COUNSEL.

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Tony Jerome Elion, Jr.	New Owner	135120B006.00
214 Shelley Renee Lane		
Cordova, TN 38018		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **Loretta Duckett, Unmarried,** "the Grantor," by these presents does hereby quitclaim and convey unto **Tony Jerome Elion, Jr., married,** "the Grantees," their heirs and assigns, all my right, title, and interest in and to the following described tract of land in Davidson County, Tennessee:

BEING Unit No. 6 as shown on plan entitled Horizontal Property Regime, Private Element Plat, NASHBORO Village, Tract 7 of record in Plat Book 11700, Pages 49 and 50, 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 Loretta Duckett, Unmarried, from Alphonso Jackson, Secretary for Secretary of Housing and Urban Development, of Washington, D.C. by Cash Deed for Tennessee dated April 19th, 2007 and recorded April 23, 2007, of record in Instrument No. 20070423-0047953, Register's Office for Davidson County, Tennessee.

This is improved property commonly known as: 2152 Nashboro Blvd., Nashville, TN 37217

SAID PROPERTY IS CONVEYED SUBJECT TO SUCH LIMITATIONS AND ENCUMBRANCES, IF ANY, AS MAY AFFECT THE PREMISES AND SUBJECT TO ANY RESTRICTIONS, EASEMENTS, ETC., OF PUBLIC RECORD THAT MAY AFFECT SUBJECT PROPERTY.

IN WITNESS WHEREOF, I have hereunto set my hand this the 3rd day of September, 2021.

Loretta Duckett

Loretta Duckett

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Loretta Duckett**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 3rd day of September, 2021.

My commission expires: 10-2-23

Sandy Balent

Notary Public

DAVIDSON COUNTY
STATE OF TENNESSEE NOTARY PUBLIC
SANDY BALENT

202109080120472

Tennessee Certification of Electronic Document

I, Sarah Lile, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version 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 9/3/21 (date of document).

Affiant Signature

9/3/21
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me on this 3rd day of September, 2021

Notary Signature

My Commission Expires: 9.2.2024

KRISTIN DISSER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON