Karen Johnson Davidson County
Batch# 719110 DEEDQC
09/17/2021 10:20:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20210917-0125139

Return to:
TIMIOS, INC.
5716 CORSA AVE
WESTLAKE VILLAGE CA 91362

Send Tax Notices to:
LAURA L. COLBRAN AND CATHERINE COLBRAN
214 OLD HICKORY BLVD APT 153
NASHVILLE,TN 37221

FILE NO. 2160840

QUITCLAIM DEED

THIS INSTRUMENT WAS PREPARED BY
BC LAW FIRM, P.A. Prepared By: 1803 S KANNER HWY, STUART, FL 34994
NO REPRESENTATION BY PREPARER AS TO ANY MATTERS OF TITLE OR LEGAL DESCRIPTION/SURVEY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
LAURA L. COLBRAN AND CATHERINE COLBRAN	LAURA L. COLBRAN AND CATHERINE COLBRAN	142 04 0A 153.00
214 OLD HICKORY BLVD APT 153 NASHVILLE, TN 37221	214 OLD HICKORY BLVD APT 153 NASHVILLE, TN 37221	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **LAURA L. COLBRAN, AN UNMARRIED WOMAN**, HEREINAFTER CALLED THE GRANTOR, DO/DOES HEREBY BARGAIN, SELL, RELEASE, REMISE, QUITCLAIM AND CONVEY UNTO **LAURA L. COLBRAN, AN UNMARRIED WOMAN AND CATHERINE COLBRAN, AN UNMARRIED WOMAN, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**, HEREINAFTER CALLED THE GRANTEE, HIS/HER/ITS SUCCESSORS, HEIRS AND ASSIGNS, ALL THE RIGHT, TITLE AND INTEREST IN AND TO A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT NO. 153 OF BELLE FOREST CONDOMINIUM APARTMENTS, A HORIZONTAL PROPERTY REGIME PURSUANT TO THE TENNESSEE HORIZONTAL PROPERTY ACT, OF RECORD IN PLAT BOOK 5200, PAGE 167, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO LAURA L. COLBRAN, AN UNMARRIED WOMAN BY DEED FROM JENNIFER L. GILBERT, AN UNMARRIED WOMAN RECORDED 08/12/2015 IN DEED INSTRUMENT 20150812- 0080600, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

Property known as, 214 OLD HICKORY BLVD APT 153, NASHVILLE, TN 37221

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this _____day of 02/09/2021, 20___.

LAURA L. COLBRAN

STATE OF ~~TENNESSEE~~ Pennsylvania

COUNTY OF Philadelphia

Before me, Lisa A. Sumpter, Notary Public of the state and county mentioned, personally appeared **LAURA L. COLBRAN,** to me known to be the person(s) described in and who executed the foregoing instrument for the purposes therein contained.

(seal)

Commonwealth of Pennsylvania – Notary Seal
Lisa A. Sumpter, Notary Public
Philadelphia County
My Commission Expires November 10, 2024
Commission Number 1163068

Notary Public
Printed Name: Lisa A. Sumpter
My Commission Expires: 11-10-2024

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $ 10.00.

Affiant Alyssa Sedlitsky

STATE OF ~~TENNESSEE~~ PA

COUNTY OF Allegheny

Subscribed and sworn before me this the 15th day of September, 2021

Notary Public
My commission expires: 11-1-24

Commonwealth of Pennsylvania - Notary Seal
MEREDITH WILLIAMS - Notary Public
Beaver County
My Commission Expires November 1, 2024
Commission Number 1301759

Tennessee Certification of Electronic Document

I, Alyssa Sedlitsky 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 **02/09/2021** (date of document).

Alyssa Sedlitsky
Affiant Signature

7-8-21
Date

State of PA

County of Allegheny

Sworn to and subscribed before me this 8th day of July, 2021.

Meredith Williams
Notary's Signature

MY COMMISSION EXPIRES: 11-1-24

NOTARY'S SEAL

Commonwealth of Pennsylvania - Notary Seal
MEREDITH WILLIAMS - Notary Public
Beaver County
My Commission Expires November 1, 2024
Commission Number 1301759