THIS DOCUMENT PREPARED BY/FOR
MAIL TAXES TO:
Andrew Vanderford
2517 Slaydon Drive
Nashville TN 37207

Karen Johnson Davidson County
Batch# 723931 DEEDQC
09/27/2021 08:54:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20210927-0129036

31001038

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QUITCLAIM DEED

Adding Individual Transaction Exempt from Transfer Tax per T.C.A. 67-4-409 (A)

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF ONE DOLLARS ($1.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Andrew Vanderford**, hereinafter referred to as "Grantor", does hereby remise, release, sell, convey and quitclaim unto **Andrew Vanderford and Sarah Quevillon, as Joint Tenants with Rights of Survivorship,** of 2517 Slaydon Drive, Nashville TN 37207, hereinafter "Grantees", the following lands and property, together with all improvements located thereon, lying in the **City of Nashville, County of Davidson, State of Tennessee**, to-wit:

Land in Davidson County, Tennessee, being Lot number 638 on the Plan of Shepardwood Subdivision, Section Six, of record in Plat Book 6900, Page 753, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Parcel ID No: 071 04 0 303.00

Also known by street and number as: **2517 Slaydon Drive, Nashville TN 37207**

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

Derivation Clause

The Instrument constituting the source of the Borrower's interest in the foregoing described property was a Deed, recorded at Book * at Page _____ in the Registry's Office of Davidson County, Tennessee.

* Instrument Number 20190103-0000522

WITNESS Grantor's hand this 13th day of September, 2021.

Andrew Vanderford

STATE OF Tennessee
COUNTY OF Davidson

On this the 13th day of September, 2021, before me, the undersigned officer, personally appeared **Andrew Vanderford**, known to be (or satisfactorily proven) to be the person whose name is subscribed to the within instrument and acknowledged that he executed the same for the use and purposes therein mentioned.

ANGEL BRADLEY STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

Angel Bradley
Notary Public

My Commission expires: 2/20/2023

Affidavit of Value

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 $0.00.

Andrew Vanderford

State of Tennessee
County of Davidson

Subscribed and sworn before me this 13th day of September, 2021.

ANGEL BRADLEY STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

Angel Bradley
Notary Public

My Commission expires: 2/20/2023

Tennessee Certification of Electronic Document

I, Cody Nall, 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 9/13/2021 (date of document).

Cody Nall
Affiant Signature

9/23/21
Date

State of Florida

County of Brevard

Sworn to and subscribed before me this 23rd day of September, 2021.

Sharon K Bell
Notary's Signature

MY COMMISSION EXPIRES: 02/07/2023

NOTARY'S SEAL

SHARON K BELL
Notary Public - State of Florida
Commission # GG 299506
My Comm. Expires Feb 7, 2023
Bonded through National Notary Assn.