Karen Johnson Davidson County
Batch# 737146 DEEDQC
10/15/2021 09:05:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20211015-0138678

QUITCLAIM DEED

Transfer of Real Property
Map Parcel No. 162 03 0 187.00

SEND TAX BILLS TO AND ADDRESS
New Owner
4951 Karen Ray Drive
Antioch, Tennessee 37013

I, KENNETH RANDELL ALLEN, JR., hereby declare that, upon execution of this instrument, I shall transfer to JEANNIE REBECCA ALLEN and her heirs or assigns all of my right, title, and interest, forever, in and to the following parcel of real property in Davidson County, Tennessee:

The land referred to herein below is situated in the County of Davidson, City of Antioch, State of Tennessee, described as follows:

Being Lot No. 18 on the plan of Apache Hills, Section 4, as shown by plan of record in Plat Book 4460, Page 60, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description,

The above legal description being the same as the last Deed of record, no new boundary survey having been provided at time of conveyance.

Parcel ID #162 03 0 187.00

This being the same property conveyed to Jeannie R. Allen and Kenneth R. Allen, Jr., Wife and Husband as tenants by the entirety from Jeannie R. Allen, a married woman, in a Quitclaim Deed dated September 25, 2017, and recorded November 13, 2017 as Instrument No. 201711113-0115992.

This is property known as 4951 Karen Ray Drive, Antioch, Tennessee 37013.

This transaction is made pursuant to a Final Decree of Divorce entered by the Third Circuit Court for Davidson County, Tennessee in the matter of *Kenneth Randell Allen, Jr., v. Jeannie Rebecca Allen,* Case No. 21-D-949, and there is no other consideration being given in

exchange for this transfer of real property. Accordingly, pursuant to T.C.A. § 67-4-409(a)(3)(E), this transaction is not subject to taxation.

KENNETH RANDELL ALLEN, JR.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

This document was sworn to and subscribed before me on this 28th day of July, 2021.

NOTARY PUBLIC

My Commission Expires: 11-6-2023

HANNAH DAYE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-6-2023

This instrument was prepared by Jesse L. Morris (B.P.R. # 036419) based on information provided by the parties in connection with a divorce action. No title search or other investigation was conducted in preparing this instrument; and no real estate or tax advice was given in connection with the preparation of this instrument. THE PREPARER MAKES NO WARRANTIES OR REPRESENTATIONS AS TO THE STATUS OF THE TITLE.

* 102 Woodmont Blvd
Suite 200
Nashville, TN 37205

Certificate of Authenticity

I, Christie Daniels, 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 July 28, 2021.

Date

Christie Daniels

Affiant Signature

October 8, 2021

Date

State of Tennessee

County of Rutherford

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

Notary's Signature

My Commission Expires: 7/2/2022

Date

Notary's Seal (if on paper)

CHRISTIE PERRY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY