Karen Johnson Davidson County
Batch# 755249 DEEDQC
11/15/2021 03:33:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20211115-0152010

THIS INSTRUMENT PREPARED BY:

Lockeland Law Group, PLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Kurt Andrew Wagner 1911 Upland Drive Nashville, TN 37216	New Owner	072-12-0-276.00

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Sarah Elizabeth Beeson, a married woman,** by these presents does hereby quitclaim and convey unto **Kurt Andrew Wagner, a married man,** his heirs, successors and assigns, all of her right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 156 on the Plan of Section Two, Burchwood Gardens of record in Plat Book 2900, Page 66 as amended in Book 3102, Page 419, in the 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 Kurt Andrew Wagner and Sarah Elizabeth Beeson, husband and wife, as joint tenants with rights of survivorship by Warranty deed from Laura M. Darling, unmarried of record in Instrument No. 20180608-0055252 Register's Office for Davidson County, Tennessee, dated June 04, 2018 and recorded on June 08, 2018.

Being also known as 1911 Upland Drive, Nashville, Tennessee 37216.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the
4th day of November, 2021.

Patricia Greer
Affiant

My commission expires: (Affix Seal)

CARMEN COATS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-08-2022

Carmen Coats
Notary Public

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this the 4th day of November, 2021.

Sarah Elizabeth Beeson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named **Sarah Elizabeth Beeson**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

DEAN BANDY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 03-03-2025

Witness my hand and seal on this the 4th day of November, 2021.

Notary Public

My Commission Expires: 3/3/25

Tennessee Certification of Electronic Document

I, Steven T. Mills, 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 11/10/2021 (date of document).

Affiant Signature

11/10/2021
Date

State of TN

County of DAVIDSON

Sworn to and subscribed before me this 10th day of November, 2021.

Notary's Signature

ELIZA WHITFIELD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
NOTARY'S SEAL
MY COMMISSION EXPIRES MAY 5, 2025

MY COMMISSION EXPIRES: 5-5-2025