QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 757343 DEEDQC
11/18/2021 08:31:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20211118-0153437

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

R Shanda Goodwin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12 DAY OF November, 2021.

Kate Nyquist
Notary Public

MY COMMISSION EXPIRES: 5/3/25
(AFFIX SEAL)

KATE NYQUIST NOTARY PUBLIC STATE OF TENNESSEE My Commission Expires on 05/05/2025 DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY (and return to):
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Ernestine S. Crawford (NAME)	**Same** (NAME)	
1907 Berkshire Drive (ADDRESS)	(ADDRESS)	**07216002500**
Nashville, Tennessee 37216 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND, PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

ERNESTINE S. CRAWFORD ("GRANTOR")

HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DO/DOES TRANSFER AND CONVEY UNTO

ERNESTINE S. CRAWFORD ("GRANTEE")

HER HEIRS, SUCCESSORS AND ASSIGNS, THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 53 ON THE PLAN OF SECTION II, BURCHWOOD GARDENS, AS OF RECORD IN BOOK 2900, PAGE 66, 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 THOMAS CRAWFORD, JR. AND WIFE ERNESTINE S. CRAWFORD, BY WARRANTY DEED FROM ALFRED DRAKE AND WIFE ROBBIE LEE DRAKE, OF RECORD IN BOOK 5383, PAGE 450, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THE SAID THOMAS CRAWFORD, JR HAVING SINCE DIED THE PROPERTY VESTING AT HIS DEATH IN ERNESTINE S. CRAWFORD AS SURVIVING TENANT BY THE ENTIRITY.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

This is improved property known as: **1907 Berkshire Drive, Nashville, TN 37216**

Witness our hands this the 12 day of November, 2021.

ERNESTINE S. CRAWFORD

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **ERNESTINE S. CRAWFORD**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 12 day of November, 2021.

Notary Public
My Commission Expires: 5/5/25

KATE NYQUIST
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 05/05/2025
DAVIDSON COUNTY