Karen Johnson Davidson County
Batch# 760098 DEEDQC
11/23/2021 02:00:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20211123-0155568

This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd, Suite 402, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Robert Wayne Mashburn, not married** ("Grantor") , hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto Russell Mashburn, **not married,** (Grantee), all of his rights, title, and interests in the following described real property, to wit:

Land in Davidson County, Tennessee, Being all of Unit 41 in Building 11, as shown on the Site Layout, Exhibit Plat for the Townhomes of Truxton Village, attached as Exhibit A-1, to the Declaration of Covenants, Conditions and Restrictions filed for record in Inst No. 200610250132473 and amended in Inst No. 200611060137656, Register's Office for Said County, to which Plan reference is hereby made for a more complete description.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

Being all or part of the same property conveyed to Grantor herein by Quit Claim Deed of record at Instrument Number 20161101-0115363 in said Register's Office.

IN TESTIMONY WHEREOF I/we have executed this instrument the 17th day of **November, 2021.**

Robert Wayne Mashburn

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, **Robert Wayne Mashburn,** with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 17th day of **November, 2021.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-8-22

JACQUELINE G BROWN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$0.00.**

AFFIANT

SUBSCRIBED AND SWORN before me this the 17th day of **November, 2021.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-8-22

JACQUELINE G BROWN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

PROPERTY ADDRESS:	**521 Griffin Circle Unit 41** **Hermitage, TN 37076**
TAX PARCEL NO.:	064160e100cO
PROPERTY OWNER:	Russell Mashburn
OWNER'S ADDRESS:	1012 Wyntergrace Farm Rd., Old Hickory, TN 37138
MAIL TAX BILLS TO:	**Russell Mashburn** **521 Griffin Circle, #41, Hermitage, TN 37076**

Certificate of Authenticity

I, Holly A. Masur, 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 11/17/21.

Affiant Signature

11/17/21
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 17th day of November, 2021.

Jacqueline G Brown
Notary's Signature

(Notary Seal)

JACQUELINE G BROWN
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY

My Commission Expires: 3-8-22