THIS INSTRUMENT PREPARED BY:
National Signing Solutions, Inc.
18167 US Highway 19 North, Floor 3
Clearwater, Florida 33764

Karen Johnson Davidson County
Batch# 787860 DEEDQC
01/11/2022 04:14:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20220111-0003799

QUIT CLAIM DEED

Return To:
Vantage Point Title, Inc.
18167 U.S. Highway 19 N. Floor 3
Clearwater, FL 33764

New Owner(S) Address &
Mail Tax Statements To:
Ann Brooks Hickerson
5025 Hillsboro Pike, Unit 20B
Nashville, TN 37215

Property Tax ID#: 131-1-D-168.00-CO
File #: TN821553

For and in consideration of ZERO and 00/100 Dollars ($0.00) and NO other good or valuable consideration, We, **ANN BROOKS HICKERSON F/K/A ANN BROOKS, A MARRIED WOMAN HEREIN JOINED BY SPOUSE BENJAMIN HICKERSON**, as Grantor, hereby convey all rights, titles and interests that we may have in to **ANN BROOKS HICKERSON AND BENJAMIN HICKERSON, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**, as Grantee, to the following described real property located in Davidson County, Tennessee, to wit:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT A

Parcel ID: 131-1-D-168.00-CO

Property Address: 5025 Hillsboro Pike, Unit 20B, Nashville, TN 37215

Exempt Pursuant to T.C.A. Code 67-4-409(A4).

Witness our hands this the 16th day of December, 2021.

ANN BROOKS HICKERSON
F/K/A ANN BROOKS

~~BENJAMIN HICKERSON~~

STATE OF Tennessee }

COUNTY OF Davidson }

Personally, appeared before me, the undersigned Notary Public in and for said County and State, the within, ANN BROOKS HICKERSON F/K/A ANN BROOKS, and BENJAMIN HICKERSON, the Grantor, with whom I am personally acquainted (or who has proven to me on the basis of satisfactory evidence), and who has acknowledged and executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 16th day of Dec, 2021.

Notary Public
My Commission expires: Sept. 8, 2025

KAREN R. CAMPBELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires Sept. 8, 2025

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

ANN BROOKS HICKERSON
F/K/A ANN BROOKS

Subscribed and sworn to before me this the 16th day of Dec., 2021.

Notary
My Commission expires: Sept. 8, 2025

State of TN
County of Davidson

KAREN R. CAMPBELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires Sept. 8, 2025

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantors/Grantees and /or their agents; no boundary survey was made at the time of this conveyance.

EXHIBIT " A"

The following described real estate situated in Davidson County, Tennessee, to wit:

Being Unit No. 168 as shown on the Plat of GEORGETOWN APARTMENTS, a condominium of record in Book 5200, Page 4, Register's Office for Davidson County, Tennessee, together with an undivided .449% interest on the common elements of 5025 Hillsboro Homeowner's Association known as Apartment No. 20B.

Being the same property conveyed to Ann Brooks, unmarried by Deed from Jean M. Coats, unmarried, dated 7/8/2015 and recorded 7/13/2015 in Instrument Number 20150713-0068006, Register's Office for Davidson County, Tennessee.

Commonly Known As: 5025 Hillsboro Pike, Unit 20B, Nashville, TN 37215
Parcel ID: 131-1-D-168.00-CO

True Copy Certification

I, *Darell Near*, do hereby make oath that I am 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 12/16/2021 *(date of document)*.

Affiant Signature

January 4, 2022
Date

State of Florida

County of Pinellas

Sworn to and subscribed before me this 04 day of January 2022.

Notary Signature

My Commission Expires: May 9, 2025

Notary Seal (if on paper)

ASHLEE BERRY
MY COMMISSION # HH 079806
EXPIRES: May 9, 2025
Bonded Thru Notary Public Underwriters