This instrument prepared by:
First American Title Insurance Company
4795 Regent Blvd
Irving, Texas 75063
(866)264-7799

File No.: **1229151LV**

Karen Johnson Davidson County
Batch# 793747 DEEDQC
01/21/2022 09:45:30 AM 7 pgs
Fees: $37.00 Taxes: $0.00
20220121-0007970

QUIT CLAIM DEED

THIS INDENTURE, made and entered into as of the 11.7.2021, by and between **SHARON D ADAMS, A SINGLE WOMAN WHO ACQUIRED TITLE AS, SHARON Y. ADAMS AND HAROLD ADAMS, SR.,** party of the first part, and **SHARON D ADAMS, A SINGLE WOMAN,** party of the second part.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, the party of the first part does hereby bargain, sell, release, remise, quit claim and convey unto the party of the second part, the following described real estate, situated in the City of NASHVILLE, County of DAVIDSON, State of Tennessee and being more particularly described on Exhibit "A" attached hereto and incorporated herein by reference.

Being the same property conveyed to the party of the first part by **Deed** Deed of record in:
Book 10200, Page No. **136** or Instrument No.: **0228341** in said Registor's office.

The property is improved with an address of: **1320 JONES AVE, NASHVILLE, Tennessee 37207-5555**

X The property is unimproved.

IN WITNESS WHEREOF, the party of the first part has executed this instrument as of the day and year first above written.

Sharon D Adams
SHARON D ADAMS WATA SHARON Y. ADAMS

Harold Adams, Sr.
HAROLD ADAMS, SR.

STATE OF **Tennessee**

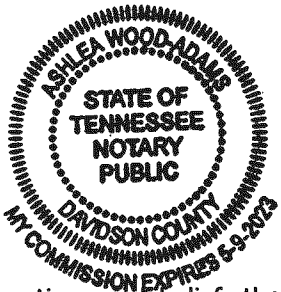
COUNTY OF Davidson

Personally appeared before me, Ashlea Wood-Adams (name of notary public), Harold Adams the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand at office, this 11/7/21.

Notary Public

My Commission Expires: 5/9/2023



STATE OF **Tennessee**

COUNTY OF Davidson

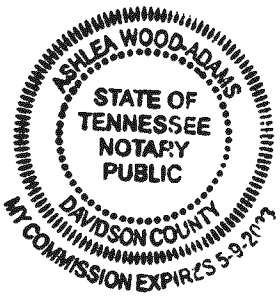
I hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $ 0 **Exempt per T.C.A. 67-4-409(a)(3)(A)(ii)** .

Affiant

Subscribed and sworn to before me this the _____.

Notary Public

My Commission Expires: 5/9/2023



STATE OF **Tennessee**

COUNTY OF Davidson

Personally appeared before me, Angie Seriana (name of notary public), Sharon D. Adams the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand at office, this 15Th, November, 2021

Angie Seriana
Notary Public

My Commission Expires: December 20, 2022

ANGIE SERIANA
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

STATE OF **Tennessee**

COUNTY OF Davidson

I hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $ 0 **Exempt per T.C.A. 67-4-409(a)(3)(A)(ii)** .

Sharon D Adams
Affiant

Subscribed and sworn to before me this the 15Th, November, 2022

Angie Seriana
Notary Public

My Commission Expires: December 20, 2022

ANGIE SERIANA
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

STATE OF Texas
COUNTY OF Dalls

The actual consideration or true value, whichever is greater for this transfer is $ 0

Affiant

Subscribed and sworn to before me, this the 10th Day of January 2022

Notary

MELYSSA MCGAUGHY
Notary Public, State of Texas
Comm. Expires 12-02-2023
Notary ID 132268847

(SPACE BELOW THIS LINE FOR STATISTICAL AND RECORDING DATA ONLY)

TAX PARCEL NO.:
07116037800

NAME AND ADDRESS OF A PROPERTY OWNER:
SHARON D ADAMS
1320 JONES AVE
NASHVILLE, Tennessee 37207-5555

NAME AND ADDRESS OF THE PERSON OR ENTITY
RESPONSIBLE FOR THE PAYMENT OF THE REAL PROPERTY TAXES
SHARON D ADAMS
1320 JONES AVE
NASHVILLE, Tennessee 37207-5555

EXHIBIT 'A'

LAND IN DAVIDSON COUNTY, TENNESSEE. BEING LOT NO. 31 ON THE PLAN OF TOM JOY SUBDIVISION, AS OF RECORD IN BOOK 3600, PAGE 47, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 31 FRONTS 60 FEET ON THE WESTERLY MARGIN OF JONES AVENUE AND EXTENDS BACK BETWEEN LINES 148.7 FEET ON THE SOUTHERLY LINE AND 160.9 FEET ON THE NORTHERLY LINE TO A DEAD LINE IN THE REAR ON WHICH IT MEASURES 61.2 FEET.

Tennessee Certification of Electronic Document

I, Olivia Hede, 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 11/7/2021 (date of document).

Affiant Signature

11-24-2021
Date

State of Texas

County of Dallas

Sworn to and subscribed before me this 24TH day of NOVEMBER, 2021.

Notary's Signature

MY COMMISSION EXPIRES: 6/1/2025

NOTARY'S SEAL

JACKSON HALL
Notary Public, State of Texas
Comm. Expires 06-01-2025
Notary ID 133131118