21-CD-834

PREPARED BY AND RETURN TO:

Todd Jackson Law
3326 Aspen Grove Dr. Ste. 400
Franklin TN. 37067
21-CD-834

Register Return To:
Land Title South, Inc.
3326 Aspen Grove Dr.
Suite 400
Franklin, TN 37067

Karen Johnson Davidson County
Batch# 793826 DEEDQC
01/21/2022 11:04:18 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20220121-0008077

ADDRESS OF NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
John Casey Hughes & Kara Mae Hughes 4712 A Michigan Avenue Nashville, Tn 37209	New Owner

TAX MAP - PARCEL NUMBER: 091074Q00100CO

Quitclaim Deed

FOR AND IN CONSIDERATION of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt and adequacy of which are hereby acknowledged, I, **Kara Mae Sheft now known as Kara Mae Hughes,** have this day bargained and sold, and by these presents do hereby quitclaim and convey unto **Kara Mae Hughes and John Casey Hughes, Wife and Husband,** their heirs and assigns, all of my right, title and interest in and to the following described tract of land located in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. A, as shown on Exhibit B, on the plan of 4712 Michigan Avenue Homeowners' Association, a Horizontal Property Regime with Private Elements, filed as Exhibit to and established by Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20190315-0023971, Register' Office for Davidson County, Tennessee, reference to which is hereby made for a more complete description

Being the same property conveyed to Kara Mae Sheft, an unmarried woman, by Warranty Deed, from Ridgemont Homes, LLC, a Tennessee limited liability company, dated December 20, 2019, recorded December 20, 2019, of record in Instrument No. 20191220-0131666, Register's Office for Davidson County, Tennessee.

The said Kara Mae Sheft is now known as Kara Mae Hughes by marriage to John Casey Hughes on May 24, 2020.

This property commonly known as:4712 A Michigan Avenue, Nashville, TN 37209

WITNESS MY HAND on this the 14 day of December, 2021.

Kara Mae Hughes(F/K/A Kara Mae Sheft)

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public of said county and state, Kara Mae Hughes (F/K/A Kara Mae Sheft) to me known to be the person(s) described in and who executed the foregoing instrument and acknowledged that such person(s) executed the same as such person's free act and deed.

Witness my hand, at office, this 14 day of December 2021.

Notary Public
My Commission Expires: _____

LATRISHA MILLER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires
September 2, 2024

STATE OF TENNESSEE
COUNTY OF Davidson

I HEREBY SWEAR OR AFFIRM that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $0.00.

WITNESS MY HAND AND OFFICIAL SEAL, this the 14 day of December, 2021.

Affiant

SWORN TO AND SUBSCRIBED BEFORE ME, this the 14 day of December, 2021.

My commission expires:

Notary Public (Seal)

LATRISHA MILLER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires
September 2, 2024