Karen Johnson Davidson County
Batch# 801012 DEEDQC
02/07/2022 11:16:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220207-0013801

THIS INSTRUMENT PREPARED BY:

Lockeland Law Group, PLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Katie Kristin Avant Mathew Josiah Avant 313 Upper Mill Drive Antioch, TN 37013	Legacy Home Loans, LLC 4004 Hillsboro Pike, Ste 216 B Nashville, TN 37215	173-15-0A-026.00-CO

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Katie Kristin Farritor NKA Katie Kristin Avant, married,** by these presents does hereby quitclaim and convey unto **Katie Kristin Avant and Matthew Josiah Avant, wife and husband,** their heirs, successors and assigns, all of her right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 26 on the Plan of Fini Plat of Mill Run Subdivision Phase 1 of record in Plat Book 11700, Page 27, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Katie Kristin Farritor, a single woman by Warranty deed from Shaikh Rahman and Nujhat Jabeen aka Nujat Jabeen, husband and wife of record in Instrument No. 20160401-0031336 Register's Office for Davidson County, Tennessee, dated March 29, 2016 and recorded on April 01, 2016.

Being also known as 313 Upper Mill Drive, Antioch, Tennessee 37013.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the 21st day of January, 2022.

Affiant

My commission expires: 3/3/25

(Affix Seal)

Notary Public

DREW RANDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2025

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this the 21st day of January, 2022.

Katie Kristin Farritor NKA Katie Kristin Avant

Katie Kristin Farritor NKA Katie Kristin Avant

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named **Katie Kristin Farritor NKA Katie Kristin Avant**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal on this the 21st day of January, 2022.

Notary Public

My Commission Expires: 3/3/25

DREW BANDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2025

Tennessee Certification of Electronic Document

I, Steven T. Mortis, 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 01/27/2022 ____ (date of ~~document~~).

Affiant Signature

01/27/2022
Date

State of TN

County of DAVIDSON

Sworn to and subscribed before me this 27 day of January, 2022.

Notary's Signature

ELIZA WHITFIELD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
NOTARY'S SEAL
MY COMMISSION EXPIRES MAY 5, 2025

MY COMMISSION EXPIRES: 5-5-2025