This instrument prepared by:
Midtown Title, LLC
1704 Charlotte Avenue
Suite 105
Nashville, TN 37203

Karen Johnson Davidson County
Batch# 801255 DEEDQC
02/07/2022 12:40:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220207-0013897

This instrument was prepared from information supplied by the parties. Midtown Title, LLC has not conducted a title examination, survey, or settlement, and shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $0.00

Affiant

ROZALIND RUTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Subscribed and sworn to before me, this the 27th day of January, 2022.

Notary Public
My Commission Expires: 1/3/2023

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Kristi & Panjola Qirilla 957 Norwalk Dr. Nashville, TN 37214	New Owner	Map 108-04-0 Parcel 158.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), and other good and valuable consideration, receipt of which is hereby acknowledged, I/we, **Llambi Qirilla, married** and Kristi Qirilla, married** ("Grantor") do/does hereby quitclaim and convey unto **Kristi Qirilla and Panjola Qirilla, husband and wife,** ("Grantee"), his/her/their heirs and assigns, all of the Grantor's right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

Being Lot No. 346 on the plan of Larchwood, Section 6, as of record in Plat Book 6250, Page 235, Registers Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Llambi Qirilla and wife, Marita Qirilla and Kristi Qirilla by warranty deed from Technologically Integrated Homes, LLC aka TIH, LLC, of record in Instrument No. 20040414-00418564, in Registers Office of Davidson County, Tennessee, dated April 7, 2004 and recorded April 14, 2004.

**Marita Qirilla having since died February 3, 2014, leaving Llambi Qirilla as surviving tenant by the entirety. Llambi Qirilla has since remarried, but this property is not a marital residence of the Llambi Qirilla and his current spouse and as such is not subject to any homestead, dower, or other marital interest as contemplated by T.C.A. 26-2-307 or other similar statute.

This is improved property located at: **957 Norwalk Drive, Nashville, TN 37214**

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 27th day of January, 2022.

GRANTOR:

Llambi Qirilla

Kristi Qirilla

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Llambi Qirilla and Kristi Qirilla, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 27th day of January, 2022.

Notary Public
My Commission expires: 1/3/2023

ROZALIND RUTH
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

Certificate of Authenticity

I, Rozalind Ruth, 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 1/27/2022

Affiant Signature

1/27/2022
Date

State of Tennessee
County of Davidson

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

Notary's Signature
My Commission Expires: 5-7-2024

Notary's Seal

BRIA SAWYERS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires