Karen Johnson Davidson County
Batch# 802855 DEEDQC
02/09/2022 01:21:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220209-0015085

QUITCLAIM DEED

FROM: Carlton Wade Sandrell
1610 Franklin Road
Brentwood, TN 37027

TO: Melody Stewart Sandrell
4923 Granny White Pike
Nashville, TN 37220

This Instrument was Prepared by:
Cathy Speers Johnson
Thompson Burton PLLC
1801 West End Avenue, Ste. 1550
Nashville, Tennessee 37203
615-465-6000

Address of New Owner(s):	Send Tax Bills To:	Map-Parcel Numbers:
Melody Stewart Sandrell 4923 Granny White Pike Nashville, TN 37220	Same	Map No. 145.03 Parcel No. 047.00

AFFIDAVIT

STATE OF TN)
COUNTY OF Davidson)

The undersigned, after being first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Divorce Decree and Marital Dissolution Agreement in that certain case styled ***Carlton Wade Sandrell v. Melody Stewart Sandrell*, Civil Action No. 20D-1946, Circuit Court for Davidson County, Tennessee** and that there was no other consideration given for the transfer.

Melody Stewart Sandrell
Melody Stewart Sandrell, Affiant

Sworn to and subscribed before me, this the 26th day of January, 2022.

Notary Public

My Commission Expires: _____

This is a transaction exempt from tax pursuant to T.C.A. Sec. 67-4-409(a)(3)(E) and is executed in accordance with the terms and conditions of the Marital Dissolution Agreement

executed in that certain case styled ***Carlton Wade Sandrell v. Melody Stewart Sandrell,*** **Civil Action No. 20D-1946, Circuit Court for Davidson County, Tennessee**. Accordingly, Carlton Wade Sandrell does hereby quitclaim unto the said MELODY STEWART SANDRELL, her heirs, successors, and assigns, all of his right, title and interest in and to that certain tract or parcel of land in **Davidson** County, State of Tennessee, described as follows, to wit:

> Land in Davidson County ,Tennessee, being Lot No. 15 on the Plan of Roselawn Estates as of record in Plat Book 2900, page 86, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> This is improved property known as 4923 Granny White Pike, Nashville, TN 37220.
>
> Being the same property conveyed to Carlton Wade Sandrell and wife, Melody S. Sandrell, by deed dated November 10, 2003, from Regina B. Baker, unmarried, of record at Instrument Number 20031120-0169562, Register's Office for Davidson County, Tennessee.

Witness my hand this 19 day of January, 2022.

CARLTON WADE SANDRELL

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, T. LeighHearn-Rushton, a Notary Public of said County and State, CARLTON WAADE SANDRELL, whose identity was proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 19th day of January, 2022.

T. LEIGH HEARN-RUSHTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
COMMISSION EXPIRES 09.02.24

T. Leigh Hearn-Rushton
NOTARY PUBLIC

My Commission Expires: 09/02/24

AFFIDAVIT FOR RECORDING

I, Cindy S. Smith, 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 January 26th, 2022 (date of document).

Cindy S. Smith, Affiant

January 31, 2022

Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 31st day of January, 20 22.

Notary

MY COMMISSION EXPIRES: _____

KIMBERLY J. THOMPSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAY 2, 2022