THIS INSTRUMENT PREPARED BY:
Freedom Title Services
109 Hazel Path, Suite 2
Hendersonville, TN 37075

MAP.GROUP.PARCEL: 072 11 1W/002.00 CO UNIT 2

Karen Johnson Davidson County
Batch# 809464 DEEDQC
02/22/2022 12:37:39 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20220222-0019972

NEW OWNERS:
JENNIFER STARKS AND MELVIN G. STARKS
2900 LEE DAVIS RD.
NASHVILLE, TN 37216

SEND TAX BILLS TO:
New Owners

QUITCLAIM DEED

This instrument was prepared from information provided by the parties. No title search was performed and no warranties are made by the drafter. By signing this document, both parties acknowledge that no legal or tax advice was rendered by the drafter.

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, **JENNIFER STARKS AND MELVIN G. STARKS, WIFE AND HUSBAND** by this instrument **QUITCLAIMS** all of the interest of Grantor in the hereinafter described property unto **JENNIFER STARKS AND MELVIN G. STARKS, WIFE AND HUSBAND**, their heirs and assigns forever, the property described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT 2 AS SHOWN ON EXHIBIT C TO THE MASTER DECLARATIONS OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR LEE DAVIS TOWNHOMES, A HORIZONTAL PROPERTY REGIME WITH PRIVATE ELEMENTS OF RECORD IN INSTRUMENT NO. 20201002-0114382, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION OF SAID LOT.

BEING PART OF THE SAME PROPERTY CONVEYED TO JENNIFER STARKS AND MELVIN G. STARKS, WIFE AND HUSBAND, BY QUITCLAIM DEED FROM JENNIFER STARKS (FORMERLY KNOWN AS JENNIFER BOONE), RECORDED ON NOVEMBER 22, 2021, IN INSTRUMENT NO. 20211122-0154566, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS IS IMPROVED PROPERTY KNOWS AS: 1435 A LLITTON AVE., NASHVILLE, TN 37216

JENNIFER STARKS

MELVIN G. STARKS

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, the undersigned, a Notary Public in and for State and County aforesaid, personally appeared the within named, JENNIFER STARKS AND MELVIN G. STARKS, the bargainer with whom I am personally acquainted, and acknowledged that the foregoing document was executed for the purposes therein contained.

Witness my hand and official seal at, Hendersonville, Tennessee, this the 18th day of FEBRUAY 2022.

Notary Public
My Commission Expires: 8/21/23

GINA DUNNING STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration for this transfer is none.

AFFIANT

Sworn to and subscribed before me, this 18th day of FEBRUARY 2022.

Notary Public
My Commission Expires: 8/21/23

GINA DUNNING STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY