Prepared by:
Tennessee Title Services, LLC
112 Center Court, Ste A
Clarksville, TN 37040
B-21-2979

Karen Johnson Davidson County
Batch# 810516 DEEDQC
02/24/2022 09:08:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220224-0020866

STATE OF TENNESSEE
COUNTY OF MONTGOMERY
The actual consideration or value, whichever is greater, for this transfer is $0.00

HL
Affiant
Subscribed and sworn to before me, this 3rd day of February, 2022.

Kaylan Gilbert
Notary Public
My commission expires: _____

KAYLAN GILBERT
TENNESSEE NOTARY PUBLIC
My Comm Exp. 5/24/2025
COUNTY OF WILLIAMSON

Address of New Owner:	Send Tax Bills to:	Tax Information:
Megan Moore 405 Crestfield Court Nashville, TN 37211	New Owner	172-12-0B-084.00-CO

QUITCLAIM DEED

For a consideration, the receipt and sufficiency whereof is hereby acknowledged, Megan A. Hawkins n/k/a Megan Moore, hereinafter the Grantor(s), by these presents, does hereby quitclaim and convey unto Megan Moore, hereinafter the Grantee(s), all the right, title and interest in and to the following tract or parcel of land in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 389 on the Plan of Section Six, Bradford Hills, R-15 Residential P.U.D of record in Plat Book 7900, Page 6 and Plat Book 7900, Page 290, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Megan A. Cooley, an unmarried woman by Warranty deed from Sanaz Saadat and Parviz Sadeghian of record in Instrument No. 20060103-0000339 Register's Office for Davidson County, Tennessee, dated December 29, 2005 and recorded on January 03, 2006. (Value of consideration shown in aforementioned deed $147,500.00.)

Being the same property conveyed to Megan A. Hawkins by Quitclaim deed from Megan A. Cooley nka Megan A. Hawkins of record in Instrument No. 20110224-0015169 Register's Office for Davidson County, Tennessee, dated January 19, 2011 and recorded on February 24, 2011. (Value of consideration shown in aforementioned deed $0.00.)

Prentice Moore hereby joins in the conveyance to transfer any rights, title or interest in the subject by virtue of marriage to Megan Moore f/k/a Megan A. Hawkins.

This property is improved property known as 405 Crestfield Court, Nashville, TN 37211.

Witness my hand this 2nd day of February, 2022.

Megan A Hawkins n/k/a Megan Moore
Megan A. Hawkins n/k/a Megan Moore

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Megan A. Hawkins n/k/a Megan Moore with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal this 2nd day of February, 2022.

Kaylie Payne
Notary
My Commission Expires:_____

(Notary Seal)

KAYLIE PAYNE
TENNESSEE NOTARY PUBLIC
My Comm Exp. September 8, 2025
COUNTY OF DAVIDSON

Prentice Moore

STATE OF Minnesota
COUNTY OF Hennepin

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Prentice Moore with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal this 3rd day of February, 2022.

Notary
My Commission Expires: 01/31/2026

(Notary Seal)



THIS INSTRUMENT WAS PREPARED USING INFORMATION PROVIDED BY THE PARTIES. PREPARER OF THIS INSTRUMENT MAKES NO REPRESENTATIONS WITH REGARD TO THE TITLE OF THE SUBJECT PROPERTY, THE ACCURACY OF THE INFORMATION RECEIVED OR THE VALIDITY OF ANY PLAT OR SURVEY REFERENCED.

Certificate of Authenticity

I, Joshua A. Terry, 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 February 2nd & 3rd 2022.

Affiant Signature

2/14/22

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before on 2/14/22.

Notary Public

My Commission Expires: 5.23.23

KATHLEEN WILLIAMS
TENNESSEE
NOTARY
PUBLIC
COUNTY OF WILLIAMSON