**RECORD AND RETURN TO:**
Limestone Title and Escrow, LLC
580 Franklin Road, Suite 203
Franklin, TN 37069
File No.: QTN-3843-2021

Karen Johnson Davidson County
Batch# 812733 DEEDQC
03/01/2022 08:29:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220301-0022759

**QUITCLAIM DEED**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

~~THE ACTUAL CONSIDERATION O~~ IS $0.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th day of December 2021.

NOTARY PUBLIC

My commission expires: 6-1-2025

BRYANT L GRANTHAM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

THIS INSTRUMENT PREPARED BY:
Limestone Title & Escrow, LLC, 580 Franklin Road, Suite 203, Franklin, TN 37069

| ADDRESS NEW OWNER: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Alisha Shoates James<br>1005 Rambling Brook Road<br>Nashville, TN 37218 | Same as Address of New Owner | 058-09-0A-019-00 |

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged; the undersigned, **Michael James,** hereinafter called the Grantor(s), has quitclaimed and sold and by these presents do hereby quitclaim all his right, title and interest unto **Alisha Shoates James** hereinafter called the Grantee(s), his heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 19 on the Plan of CREEKSIDE TRAILS, Phase 1, as of record in Instrument No.20001026-0106269, and as amended in Plat of record in Instrument No.20021210-0152343, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Alisha Shoates, unmarried and Michael James, unmarried, Tenants in Common from Hugh W. Entrekin, Trustee, by Warranty Deed dated 02/19/2008 and recorded 02/29/2008 in Instrument No. 20080229-0019996, Register's Office of said County.

WITNESS MY HAND, this 3rd day of December 2021.

Grantor

**Michael James**

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, a Notary Public, **Michael James**, with whom I am personally acquainted (or 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 seal, this 3rd day of December 2021.

Notary Public

Bryant L Grantham
Printed Notary Name

My commission expires: 6-1-2025

BRYANT L GRANTHAM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

# TRUE COPY CERTIFICATION

I, Jennifer L. Pennell, 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 12/3/21 (date of document).

Jennifer L. Pennell

12/3/21

Date

State of Tennessee
County of Williamson

Sworn to and subscribed before me this 3rd day of December, ~~2022.~~ 2021

Katherine Warren

Notary's Signature

My Commission Expires: 4-13-22

Notary's Seal

