Karen Johnson Davidson County
Batch# 825998 DEEDQC
03/22/2022 10:42:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20220322-0032702

Return to:
INDEED ABSTRACT, LLC
16000 HORIZON WAY, SUITE 202
MOUNT LAUREL NJ 08054
FILE NO. 1605931D-07

QUITCLAIM DEED

THIS INSTRUMENT WAS PREPARED BY
MATTHEW KNABLE, P.O. BOX 52773, KNOXVILLE, TN 37950
NO REPRESENTATION BY PREPARER AS TO ANY MATTERS OF TITLE OR LEGAL DESCRIPTION/SURVEY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
LORA LAVERTY	LORA LAVERTY	132 11 0 052.00
27 E SCOTT STREET CHICAGO, IL 60610	27 E SCOTT STREET CHICAGO, IL 60610	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **LORA LAVERTY AND DUKE MIGLIN, TRUSTEES OF THE FRANKLIN PIKE TRUST DATED AUGUST 26, 2020**, HEREINAFTER CALLED THE GRANTOR, DO/DOES HEREBY BARGAIN, SELL, RELEASE, REMISE, QUITCLAIM AND CONVEY UNTO **LORA LAVERTY, A MARRIED WOMAN, AS HER SOLE AND SEPARATE PROPERTY,** HEREINAFTER CALLED THE GRANTEE, HIS/HER/ITS SUCCESSORS, HEIRS AND ASSIGNS, ALL THE RIGHT, TITLE AND INTEREST IN AND TO A 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. 6 ON THE MAP OF ELYSIAN FIELDS, SECTION 1, OF RECORD IN BOOK 1424, PAGE 81, REGISTER'S OFFICE FOR DAVIDSON COUNTY.

SAID LOT NO. 6 FRONTS 200 FEET ON THE EAST SIDE OF FRANKLIN PIKE AND RUNS BACK BETWEEN LINES, 453.6 FEET ON THE NORTH LINE AND 500 FEET ON THE SOUTH LINE TO A DEAD LINE IN THE REAR, WHICH IS A BROKEN LINE, ON WHICH IT MEASURES 211.1 FEET.

Being the same property conveyed to Lora Laverty and Duke Miglin, Trustees Of The Franklin Pike Trust Dated August 26, 2020 and by a Deed dated on 09/21/2020 and recorded on 09/23/2020 as Instrument No. 20200923-0109422 in the County of Davidson, Tennessee.

Property known as, 4420 FRANKLIN PIKE, NASHVILLE, TN 37204

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

Witness my hand this 9 day of March, 20 22

Lora Laverty Trustee

LORA LAVERTY, TRUSTEE OF THE FRANKLIN PIKE TRUST DATED AUGUST 26, 2020

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, Derek Truelove of the state and county mentioned, personally appeared **LORA LAVERTY, TRUSTEE OF THE FRANKLIN PIKE TRUST DATED AUGUST 26, 2020,** to me known to be the person(s) described in and who executed the foregoing instrument for the purposes therein contained.

(seal)

Notary Public
Printed Name: Derek Truelove
My Commission Expires: 3-9-24

DEREK TRUELOVE
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 03/04/2024
WILSON COUNTY

Witness my hand this 9 day of March, 2022.

Duke Miglin, Trustee

DUKE MIGLIN, TRUSTEE OF THE FRANKLIN PIKE TRUST DATED AUGUST 26, 2020

STATE OF TENNESSEE ~~Illinois~~

COUNTY OF Cook

Before me, Colleen M Cella of the state and county mentioned, personally appeared **DUKE MIGLIN, TRUSTEE OF THE FRANKLIN PIKE TRUST DATED AUGUST 26, 2020,** to me known to be the person(s) described in and who executed the foregoing instrument for the purposes therein contained.

(seal)

OFFICIAL SEAL
Colleen M Cella
NOTARY PUBLIC, STATE OF ILLINOIS
My Commission Expires Nov. 10, 2024

Colleen M Cella
Notary Public
Printed Name: Colleen M Cella
My Commission Expires: 11/10/24

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $ 0.00 (zero)

Affiant

STATE OF TENNESSEE

COUNTY OF Davis

Subscribed and sworn before me this the 9 day of March, 20 22.

Notary Public

My commission expires: 3424

DEREK TRUELOVE
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 03/04/2024
WILSON COUNTY

Tennessee Certification of Electronic Document

I, Tonya Doyle, 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 03/09/2022 (date of document).

Affiant Signature

03/14/2022
Date

County of Burlington

State of New Jersey

Sworn to and subscribed before me this

14th day of March, 2022.

Notary's Signature

JOSEPHINE M. NICHTER
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires 11-25-2022

MY COMMISSION EXPIRES: 11-25-22

NOTARY'S SEAL