Karen Johnson Davidson County
Batch# 830290 DEEDQC
03/29/2022 09:46:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20220329-0035981

THIS INSTRUMENT PREPARED BY:
National Signing Solutions, Inc.
18167 US Highway 19 North, Floor 3
Clearwater, Florida 33764

QUIT CLAIM DEED

Return To:
Vantage Point Title, Inc.
18167 U.S. Highway 19 N. Floor 3
Clearwater, FL 33764

New Owner(S) Address &
Mail Tax Statements To:
Shauna Creque
2932 Harbor Lights Drive
Nashville, TN 37217

Property Tax ID#: 136-05-0A-014.00
File #: TN852770

For and in consideration of ZERO and 00/100 Dollars ($0.00) and NO other good or valuable consideration, We, **SHAUNA K. CREQUE AND ALAN WIGGINTON WHO ERRONEOUSLY ACQUIRED TITLE AS ALAN HIGGINTON, BOTH UNMARRIED AS TENANTS IN COMMON WITH FULL RIGHTS OF SURVIVORSHIP**, as Grantor, hereby convey all rights, titles and interests that we may have in to **SHAUNA K. CREQUE AND ALAN WIGGINTON, BOTH UNMARRIED AS TENANTS IN COMMON WITH FULL RIGHTS OF SURVIVORSHIP**, as Grantee, to the following described real property located in Davidson County, Tennessee, to wit:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT A

Parcel ID: 136-05-0A-014.00

Property Address: 2932 Harbor Lights Drive, Nashville, TN 37217

Exempt Pursuant to T.C.A. Code 67-4-409(A4).

Witness our hands this the 24TH day of MARCH, 2022.

SHAUNA K. CREQUE

W/A/T/A

ALAN WIGGINTON
W/A/T/A ALAN HIGGINTON

STATE OF TENNESSEE }

COUNTY OF DAVIDSON }

Personally, appeared before me, the undersigned Notary Public in and for said County and State, the within, SHAUNA K. CREQUE AND ALAN WIGGINTON W/A/T/A ALAN HIGGINTON, the Grantor, with whom I am personally acquainted (or who has proven to me on the basis of satisfactory evidence), and who has acknowledged and executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 24TH day of MARCH, 2022.

Notary Public
My Commission expires: JAN. 3, 2023

CLARISSA BLAKE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-3-2023

I hereby swear or affirm that to the best of my knowledge, information and belief that actual consideration for the transfer is $0.00.

SHAUNA K. CREQUE

W/A/T/A

ALAN WIGGINTON
W/A/T/A ALAN HIGGINTON

Subscribed and sworn to before me this the 24TH day of MARCH, 2022.

Notary
My Commission expires: JAN. 3, 2023

CLARISSA BLAKE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-3-2023

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantors/Grantees and /or their agents; no boundary survey was made at the time of this conveyance.

EXHIBIT "A"

The following land located in the County of Davidson, State of Tennessee, described as follows:

County of Davidson and State of Tennessee, to-wit ("Property"): Being Lot No. 14 on the Plan of BAYVIEW ESTATES, FIRST REVISION, Phase One (A planned unit development) of record in Book 9700, Page 920, Register's Office for Davidson County, Tennessee, to which plan reference as hereby made for a more complete and accurate legal description.

Being the same property conveyed to Shauna K. Creque and Alan Higginton, both unmarried as tenants in common with full rights of survivorship by Deed from Abdullah Selam aka Selam K. Abdullah and wife, Neam Abdurraman, dated 2/16/2018 and recorded 2/28/2018 in Instrument number 20180228-0018686, Register's Office for Davidson County, Tennessee.

True Copy Certification

I, *Darell Near*, do hereby make oath that I am 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 3/4/2022 *(date of document)*.

Affiant Signature

March 22, 2022
Date

State of Florida

County of Pinellas

Sworn to and subscribed before me this 22 day of March 2022.

Notary Signature

My Commission Expires: May 9, 2025

Notary Seal (if on paper)

ASHLEE BERRY
MY COMMISSION # HH 079806
EXPIRES: May 9, 2025
Bonded Thru Notary Public Underwriters