QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 838845 DEEDQC
04/13/2022 09:01:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220413-0042606

STATE OF TENNESSEE
COUNTY OF Williamson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS -$0-

Stacy Jacobs
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS March 30th 2022

Notary Public

COMMISSION EXPIRES: 3-17-24
(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

THIS INSTRUMENT WAS PREPARED BY:
Foundation Title & Escrow Series, LLC, 277 Mallory Station Road, Suite 102, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NO(S).:
Tasarla E. Tudor	Tasarla E. Tudor	075-07-0-099.00-000
(Name) 624 Denver Court Hermitage, TN 37076	624 Denver Court Hermitage, TN 37076	
(Address)		

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned, Patrick M. Allbritten, an unmarried man, hereinafter referred to as Grantor(s), hereby quitclaim to Tasarla E. Tudor his/her/their heirs and assigns forever, all of his/her/their right, title and interest in the following described real estate, situated in Davidson County, State of Tennessee, to wit

A certain tract or parcel of land situated in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot Number 200 on the Plan of Tulip Grove, Section Four, as of record in Plat Book 4175, Page 12, Register Office for Davidson County, Tennessee, to which Plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Tasarla E Tudor, an unmarried woman, By Special Warranty Deed from Federal Home Loan Mortgage Corporation ("Freddie Mac"), Attorney-in-Fact National Default REO Services, a Delaware Limited Liability Company dba First American Asset Closing Services ("FAACS") dated August 09, 2013 recorded September 23, 2013, of record as Instrument No. 20130923-0099636, and Affidavit of Sale Contract on Real Property on February 22, 2022, of record as Instrument No. 20220222-0020105 Register's Office for Davidson County, Tennessee.

Grantor Patrick M. Allbritten was married to Grantee Tasarla E. Tudor, but they are now divorced by order of the 3rd Circuit Court for Davidson County, Tennessee, File No. 21D-855, entered October 8, 2021.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, the said Tasarla E Tudor, an unmarried woman has hereunto set his/her/their signature, on this 30th day of March, 2022.

Patrick M. Allbritten

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State Patrick M. Allbritten, an unmarried man, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 30th day of March, 2022.

Notary Public

My Commission Expires:

(SEAL)

ASHLEY W. MORGAN
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

Certificate of Authenticity

I, Jamika Jones, 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 3/30/2022.

Date

Jamika Jones
Affiant Signature

04/06/2022
Date

State of Tennessee
County of Rutherford

Sworn to and subscribed before me this 6th day of April, 2022.

Notary's Signature

My Commission Expires: 7/22/2022
Date

Notary's Seal (if on paper)

CHRISTIE PERRY
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY