Karen Johnson Davidson County
Batch# 843651 DEEDQC
04/21/2022 03:25:11 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20220421-0046427

QUITCLAIM DEED

Information in this document furnished by the parties and relied upon by the preparer of this document

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, receipt of which is hereby acknowledged, I, **Patrick G. Slusher,** do hereby bargain, sell, release, remise, quitclaim and convey unto **Joana Valenca** all my rights, title and interest in and to the following described real estate, to-wit:

PROPERTY ADDRESS: 204 Wheeler Avenue, Nashville, Tennessee 37211

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

LAND in Davidson County, Tennessee, being Lot No. 1 on the Plan of Subdivision of the Mark M. Bratton Prop., of record in Plat Book 5800, Page 14, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of the property.

BEING the same property conveyed to Patrick G. Slusher and Joana Valenca, husband and wife, by Warranty Deed from Richard F. Feridun, an unmarried man, dated 1/16/2017 and recorded 1/17/2017 in Instrument Number 20170117-0004804, Register's Office for Davidson County, Tennessee.

IN TESTIMONY WHEREOF I have hereunto set my hand and seal this 11th day of April, 2022.

Patrick G. Slusher

STATE OF TENNESSEE
COUNTY OF Williamson

On this 11th day of April, 2022, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Patrick G. Slusher to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and who acknowledged the execution of same on their behalf to be his/her/their free act and deed.

Notary Public
My Commission Expires: 9-29-2025

M. LYNN BODDEN NOTARY PUBLIC AT LARGE WILLIAMSON CO., TENN.

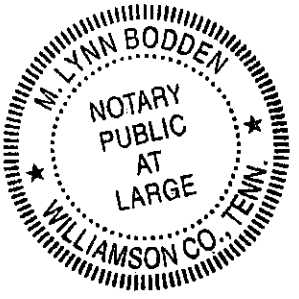
STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Kimberly Beard
Affiant

Subscribed and sworn to before me this 11th day of April, 2022.

M Lynn Bodden
Notary Public
My Commission Expires: 9-29-2025



Tax/Map ID & Parcel
133-07-0-050.00

New Owners:
Joana Valenca
204 Wheeler Avenue
Nashville, Tennessee 37211

Send Tax Bills to :
SAME / NEW OWNER

This Instrument Prepared By & Return to:
Brentwood Title & Escrow, LLC.
320 Seven Springs Way, Suite 150
Brentwood, TN 37027
BW22124