Karen Johnson Davidson County
Batch# 847050 DEEDQC
04/28/2022 09:55:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20220428-0049028

Prepared By:	Record and Return To:	New Owner Name and Tax Mailing Address:
Vidmar & Hardesty, Ltd., John Vidmar (TN Bar#032525) P.O. Box 211031 Columbus, Ohio 43221	Alisha Nicole Sanders and Meredith Clare Herberg-Waldron 204 Donna Drive Madison, TN 37115	Alisha Nicole Sanders and Meredith Clare Herberg-Waldron 204 Donna Drive Madison, TN 37115

Order Number: 103-2202626-TN

QUIT-CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that the Grantor(s) **Alisha Nicole Sanders, who acquired title as Nicole Sanders, an unmarried woman,** for Ten Dollars ($10.00) and other valuable consideration paid, does hereby bargain, sell, remise, release, quit claim, and convey unto the Grantee(s), **Alisha Nicole Sanders, an unmarried woman, and Meredith Clare Herberg-Waldron, an unmarried woman,** as joint tenants, whose address is 204 Donna Drive, Madison, TN 37115, the following described real property located in Davidson County, State of Tennessee and further described as follows:

Land in Davidson County, Tennessee, being Lot No. 8 on the Plat of Blair Heights, Section 4, of record in Plat Book 2331, Page 60, Register's Office for and said County

This description is the same as the description contained in the property conveyed to Nicole Sanders by Warranty Deed from Carolyn A. Hetyey, a single woman, of record in Instrument No. 20210824-0114180, Register's Office for Davidson County, Tennessee, Dated August 23, 2021 and recorded on August 24, 2021.

Subject to all easements, restrictions and other matters of record, zoning ordinances, real estate taxes and assessments, if any, prorated to the date of this deed.

Signed this 5th day of April, 2022.

Signature of Grantors:

Nicole Sanders a/k/a Alisha Nicole Sanders

STATE OF Tennessee, COUNTY OF Davidson, SS:

BE IT REMEMBERED That on this 5th day of April, 2022, before me, the subscriber, a Notary Public in and for said state, duly commissioned and qualified, personally came Alisha Nicole Sanders known to me, or proved to me on the basis of satisfactory evidence, to be the Grantor(s) in the foregoing deed, and acknowledged by the signing thereof to be her free and voluntary act and deed.

In testimony whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

Notary Public

Francesca Masi
Notarizing Officer

(seal)

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 Grantor/Grantee and/or their agents; no boundary survey was made at the time of this conveyance.

County Parcel Number: 042 16 0 114.00
Street address of property: 204 Donna Drive, Madison, TN 37115

Oath of Consideration

I or we, Alisha Nicole Sanders, Meredith Hubbs, the Affiant(s), herby swear or affirm that to the best of my/our knowledge, information and belief, that the actual consideration for this transfer is ~~$244,000~~. $10.00. (KAB)

Signed this 5th day of April, 2022.

Signatures of Affiant(s):

Sworn and subscribed before me this 5th day of April, 2022.

Francesca Masi
Notary Public

Francesca Masi
Notarizing Officer

INDEFINITELY

(seal)

202204280049028

FITCO
103-2202626-TN

Tennessee Certification of Electronic Document

I, **Naim Khalighi**, 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 April 05, 2022.



Affiant Signature

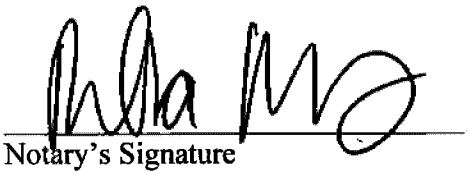
April 19, 2022
Date

STATE OF **COLORADO**

COUNTY OF **DENVER**

Sworn to and subscribed before me this April 19, 2022.

PRISCILLA PEREZ
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20194009314
MY COMMISSION EXPIRES MARCH 7, 2023



Notary's Signature

MY COMMISSION EXPIRES: **March 07, 2023**