Karen Johnson Davidson County
Batch# 850213 DEEDQC
05/04/2022 09:10:51 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220504-0051531

This instrument was prepared by:

Beck and Beck, PLLC
Attorneys at Law
4205 Gallatin Rd.
Nashville, TN 37216

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $1.00 (One Dollar).

AFFIANT

Subscribed and sworn to before me, this 17 day of March 2021

NOTARY PUBLIC

JOHNA S. BARNETT
NOTARY PUBLIC
STATE OF OHIO
My Commission Expires
04/15/23

MY COMMISSION EXPIRES: 4/15/23

ADDRESS OF NEW OWNER AS FOLLOWS:
2242 Maplecrest Dr.
Nashville, TN 37214

SEND TAX BILLS TO:
Same

MAP: 84-11 PARCEL: 58

==========

QUITCLAIM DEED

==========

KNOW ALL MEN BY THESE PRESENTS that **APRIL RODRIGUEZ,** for and in consideration of the sum of One dollar ($1.00), does hereby [convey,] unto, **MELISSA WHITE,** her heirs and assigns shall own the described property and to a certain tract [parcel] of land in Davidson County, Tennessee, which is described as follows:

LAND in Davidson County, Tennessee, being Lot No. 270 on the map of Maplecrest Subdivision, not of record. Said Lot No. 270 fronts 75 feet on the north side of Maplecrest Drive and runs back 150 feet on the east line and 149.9 feet on the west line to a dead line in the rear measuring 75 feet thereon.

Said Lot No. 270 begins at a point in the northerly margin of Maplecrest Drive, 180 feet westerly from a monument at the beginning of a curve in the northwesterly intersecting corner of Maplecrest Drive and Dennywood Drive; thence northwardly with the line between Lots 269 and 270, 150 feet to the common corner of Lost 269, 270, 302 and 303; thence westwardly with the line of Lot 302 and a portion of the line of Lot 301, 75 feet to a point, being the

northwesterly corner of the lot herein described, and the northeasterly corner of Lot 271; thence southwardly with the line of Lot 271, 149.9 feet to a point in the margin of Maplecrest Drive; thence eastwardly with the margin of said drive 75 feet to the point of beginning.

BEING the same property conveyed to Melissa White and April Rodriguez by deed from Melissa White, Executrix as record of the Davidson County Register of Deeds Control No.: 20211129-01569000.

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

The preparer of this deed makes no representation as to the title of property described or as to the accuracy of its description herein conveyed as it was prepared without benefit of title search or survey but strictly by documents provided by the parties involved.

WITNESS my hand this 17 day of March, 2022.

APRIL RODRIGUEZ

STATE OF OHIO
COUNTY OF Delaware

Personally appeared before me, Johna Barnett, a Notary Public, in and for said County and State, the within named **APRIL RODRIGUEZ,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this the 17 day of March, 2022.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 3/17/23

NOTARY PUBLIC STATE OF OHIO

JOHNA S. BARNETT
NOTARY PUBLIC
STATE OF OHIO
My Commission Expires
04/15/23