THIS INSTRUMENT PREPARED BY:
National Signing Solutions, Inc.
25400 US Highway 19 North, Suite 135
Clearwater, Florida 33763

Karen Johnson Davidson County
Batch# 858442 DEEDQC
05/19/2022 09:03:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20220519-0057867

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:
Margaret Kristie Tate
3139 Brickdale Lane
Nashville, TN 37207

Property Tax ID#: 060-02-0-067.00
File #: TN853358

For and in consideration of ZERO and 00/100 Dollars ($0.00) and NO other good or valuable consideration, We, **MARGARET KRISTIE TATE, an unmarried woman and JACQUES MENEESE, an unmarried man, formerly wife and husband**, as Grantor, hereby convey all rights, titles and interests that we may have in to **MARGARET KRISTIE TATE, an unmarried woman**, as Grantee, to the following described real property located in Davidson County, Tennessee, to wit:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT A

Parcel ID: 060-02-0-067.00

Property Address: 3139 Brickdale Lane, Nashville, TN 37207

Exempt Pursuant to T.C.A. Code 67-4-409(a3E).

Witness our hands this the 31 day of March, 2022.

JACQUES MENEESE

STATE OF TN }

COUNTY OF Wilson }

Personally, appeared before me, the undersigned Notary Public in and for said County and State, the within, JACQUES MENEESE, 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 31 day of March, 2022.

K.D. DAVIS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Notary Public
My Commission expires: 2/8/23

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

K.D. DAVIS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Subscribed and sworn to before me this the 31 day of March, 2022.

Notary
My Commission expires: 2/8/23

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.

Witness our hands this the 31 day of March, 2022.

Margaret Kristie Tate
MARGARET KRISTIE TATE

STATE OF TN }

COUNTY OF Wilson }

Personally, appeared before me, the undersigned Notary Public in and for said County and State, the within, MARGARET KRISTIE TATE, 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 31 day of March, 2022.

K.D. DAVIS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Notary Public
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EXHIBIT "A"

The following described real property, together with all improvements thereon, to-wit:

Land in Davidson County, Tennessee, being Lot 500, as shown on the map entitled SECTION THREE, PARKWOOD ESTATES, of record in Plat Book 3300, Page 31, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate legal description.

Being that same property conveyed to Margaret Kristie Tate by that certain Special Warranty Deed from Household Financial Center, Inc., dated July 1, 2008 and recorded September 10, 2008 under Instrument No. 20080910-0092762 in the Office of the Register of Deeds of Davidson County, Tennessee.

Commonly Known As: 3139 Brickdale Lane, Nashville, TN 37207

Parcel ID: 060-02-0-067.00

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 3/31/2022 *(date of document)*.

Affiant Signature

April 11, 2022
Date

State of Florida

County of Pinellas

Sworn to and subscribed before me this 11 day of April 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