Karen Johnson Davidson County
Batch# 866258 DEEDQC
06/02/2022 10:30:00 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220602-0063623

QUITCLAIM DEED

This instrument prepared by:
Rachel S. Upshaw, Esq.
Miller Upshaw Family Law, PLLC
631 Woodland Street, Nashville, TN 37206

Address New Owner as Follows:	Send Tax Bills to:	Map / Parcel:
Joyce Page 1548 Stokley Lane Old Hickory, TN 37138	Joyce Page 1548 Stokley Lane Old Hickory, TN 37138	063 04 0A 010.00

AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The undersigned, after first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of the Marital Dissolution Agreement in that certain case styled Fonda M. Harris v. Joyce Page, Davidson County Circuit Court, and the actual consideration given for the transfer is $122,081.25. This conveyance is made pursuant to T.C.A. §67-4-409(a)(3)(E); therefore, no transfer tax is due and payable for the recordation of this instrument.

Joyce E Page
Affiant

SUBSCRIBED AND SWORN TO before me this 26 day of May, 2022.

Kimberly Kronick-Worrall
Notary Public

My Commission Expires: 09/02/2024

KIMBERLY KRONICK-WORRALL
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on
09/02/2024
DAVIDSON COUNTY

WHEREAS, Fonda M. Harris ("Grantor") and Joyce Page ("Grantee") are married and are going through a divorce; and

WHEREAS, this transfer of property is exempt from taxation as it is made in accordance with the terms and conditions of the Marital Dissolution Agreement in that certain case styled Fonda M. Harris v. Joyce Page, Davidson County Circuit Court, such that no transfer tax is due and payable for the recordation of this instrument.; and

WHEREAS, Grantor is ordered to quitclaim all of her legal, marital, or equitable right, title and interest in and to the tract of land herein below to the Grantee; and

NOW, THEREFORE, in accordance with the parties' Marital Dissolution Agreement, Fonda M. Harris, the Grantor, does hereby convey, remise, release and forever quitclaim unto Joyce Page, the Grantee, her heirs and assigns, all of her legal, marital or equitable right, title and interest in and to a certain tract of land in Davidson County, Tennessee described more particularly as follows:

Land in Davidson County, Tennessee, being Lot No. 45 on the Plan of Final Plat Phase Three, Cleveland Hall Subdivision of record in Plat at Instrument No. 20060106-0002332, 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 Joyce Page and Fonda Marie Harris, a married couple, by Warranty Deed from Kesha M. Kizer and Jeremy Kerr, wife and husband, of record at Instrument No. 20171009-0103259, Register's Office for Davidson County, Tennessee, dated September 30, 2017 and recorded on October 9, 2017.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record and (2) any and all application governmental and/or zoning regulations.

This is improved property known as : 1548 Stokley Lane, Old Hickory, 37138.

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND MILLER UPSHAW FAMILY LAW, PLLC, ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF THE INFORMATION SHOWN HEREIN.

IN WITNESS WHEREOF, I have hereunto set my hand on this 26TH day of May, 2022.

FONDA M. HARRIS

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

FONDA M. HARRIS, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), personally appeared before me, a Notary Public in and for said County and State, and executed and acknowledged the within instrument for the purposes therein contained.

Witness my hand and official seal this 26th day of May, 2022.

JOELLYN A. KOTT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public

My commission expires: 5/9/2023