This instrument prepared by:
Tennessee Nations Title Agency, Inc.
402 BNA Drive,
Building 100, Suite 205
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

Karen Johnson Davidson County
Batch# 870086 DEEDQC
06/13/2022 02:06:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20220613-0067130

State of TN }
County of Davidson

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

Affiant Signature

Subscribed and sworn to before me on this the 17 day of May, 2022

Notary Public

My Commission expires 7/7/2025

ANNA BATES
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-7-2025

NAME AND ADDRESS OF PROPERTY OWNER:
Tessa Linde
912D Spain Ave
Nashville, TN 37216

SEND TAX BILLS TO:
Tessa Linde
912D Spain Ave
Nashville, TN 37216

MAP AND PARCEL NUMBER: 072090L00200CO

QUITCLAIM DEED

22NT00759

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged I,

Charles Kirksey and Tessa Allen Linde, husband and wife

By these presents do remise, release and **QUITCLAIM** unto

Tessa Allen Linde

Hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in **DAVIDSON COUNTY,** Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. B of The Plan of 914 Spain Avenue Townhomes, a Horizontal Property Regime, with Private Elements, a PUD, as shown on Exhibit "B" of 914 Spain Avenue Townhomes, of record in Instrument No. 20140417-0032436, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property as conveyed to Charles Kirksey and Tessa Allen Linde, husband and wife by Warranty Deed from Alicia Allen Buerger and Brian Buerger, Married dated 02/21/2017 recorded 02/23/2017 in Book NA, Page NA, as Document Number 20170223-0018266, Register's Office for Davidson County, Tennessee.

This is an improved property commonly known as: 912D Spain Ave, Nashville, TN 37216-3625

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 17 day of May, 2022

Tessa Allen Linde

State of Tennessee }
County of Davidson }

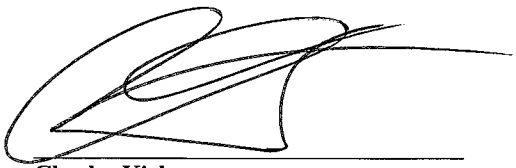
Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Tessa Allen Linde,** the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 17 day of May, 2022

Notary Public

My Commission Expires
My Commission expires: November 6, 2024.

KYLE DEMONBREUN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

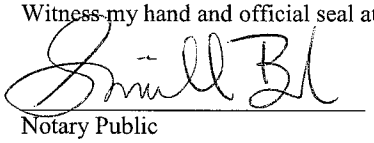


Charles Kirksey

State of Texas }
County of Denton }

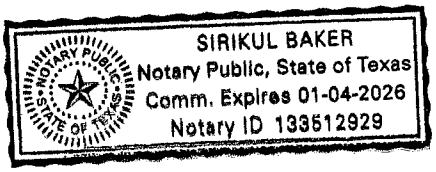
Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Charles Kirksey,** the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 16 day of May, 2022.



Notary Public

My Commission expires: 01 / 04 / 2026.



Tennessee Certification of Electronic Document

I, Keri Bates 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 5/17/22 (date of document).

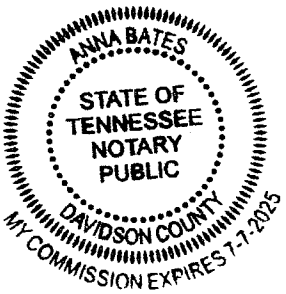
Keri Bates
Affiant Signature

6/6/22
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 6 of June, 2022.

(SEAL)



Anna Bates
Notary's Signature
My Commission Expires: