Record & Return to:
This instrument prepared by:
Midtown Title, LLC
1704 Charlotte Ave.
Suite 105
Nashville, TN 37203
File Number: DL

Karen Johnson Davidson County
Batch# 876224 DEEDQC
06/23/2022 11:24:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20220623-0071730

This instrument was prepared from information supplied by the parties. Midtown Title, LLC has not conducted a title examination, survey, or settlement, and shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Affiant

RACHEL MARIE COLLINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF CHEATHAM

Subscribed and sworn to before me, this the 16th day of June 2022.

Notary Public
My Commission Expires: 3-6-2024

| Address New Owner(s) | Send Tax Bills To: | Map-Parcel Number(s) |
|---|---|---|
| Brett Sjoblom and Mollie Irene Sansome<br>6556 Marauder Drive<br>Nashville, TN 37209 | New Owner | 10203013000 |

## QUITCLAIM DEED

**FOR AND IN CONSIDERATION** of the sum of One Dollar ($1.00), and other good and valuable consideration, receipt of which is hereby acknowledged, we, **Brett Sjoblom, married, and Eric Sjoblom and Beth Sjoblom, husband and wife** ("Grantors") do hereby quitclaim and convey unto **Brett Sjoblom and Mollie Irene Sansone, husband and wife**, ("Grantees"), their heirs and assigns, all of Grantors' right, title, and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

Land in Davidson County, Tennessee, being Lot No. 1254 on the plan of Charlotte Park, Section 20, as shown on the plat of record in Plat Book 3600, Page 90, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Brett Sjoblom, as tenants in common with right of survivorship, a one-half undivided interest, and Eric Sjoblom and Beth Sjoblom, husband and wife, as tenants by the entirety, as to the remaining one-half undivided interest, by Warranty Deed dated June 25, 2014 and recorded June 30, 2014 in Instrument No. 20140630-0056936, Register's Office for Davidson County, Tennessee.

It is the express intent of the parties that the Grantees herein shall be vested as tenants by the entirety. Mollie Irene Sansone, spouse of Brett Sjoblom, joins this conveyance for the express purpose of conveying all of her right, title, and interest in and to the subject property.

This is improved property also known as: **6556 Marauder Drive, Nashville, TN 37209.**

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

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

**This instrument was prepared with information supplied by the parties. No title examination, survey, or settlement has been performed. Midtown Title, LLC, shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.**

**The legal description used herein is the same as in the Grantors' vesting deed.**

**IN WITNESS WHEREOF**, Grantors have executed this instrument on this 16th day of June 2022.

GRANTORS:

Brett Sjoblom

Eric Sjoblom

Beth Sjoblom

Mollie Irene Sansone

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Brett Sjoblom, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 16th day of June 2022.

JIM MYERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public
My Commission expires: 11-6-2024

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Eric Sjoblom, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 16th day of June 2022.

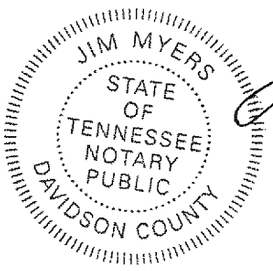
JIM MYERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public
My Commission expires: 11-6-2024

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Beth Sjoblom, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 16th day of June 2022.

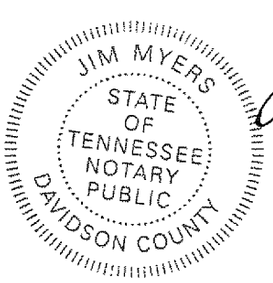



Notary Public
My Commission expires: 11-6-2024

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Mollie Irene Sansone, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 16th day of June 2022.




Notary Public
My Commission expires: 11-6-2024

Certificate of Authenticity

I, Storey Carver, 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 June 16, 2022

Storey Carver
Affiant Signature

6/16/2022
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 16th day of June 2022.

Rachel Marie Collins
Notary's Signature
My Commission Expires: 3-6-2024

Notary's Seal

