Karen Johnson Davidson County
Batch# 884156 DEEDQC
07/05/2022 12:08:30 PM 8 pgs
Fees: $42.00 Taxes: $0.00
20220705-0077362

Prepared By:	Record and Return To:	Mail Tax Statements to:
VidmarLaw, Ltd., John Vidmar (TN Bar#032525) P.O. Box 211031 Columbus, Ohio 43221	Closelun, LLC 7021 Wing Farm Blvd # 155 Rockville, MD 20850	Cheryl Love 2706 Vance Avenue Nashville, TN 37208

Order Number: 74083TN-HQ-D 74083TN-HQ

QUIT-CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that the Grantor(s) **Chrystal L. Cunningham, an unmarried woman, Candyce A. Love, an unmarried woman, Cheryl Love, an unmarried woman, Caralyn A. Love, an unmarried woman, and Harold M. Love, Jr., married to Leah Love,** for Ten Dollars ($10.00) and other valuable consideration paid, does hereby bargain, sell, remise, release, quit claim, and convey unto the Grantee(s), **Cheryl Love, an unmarried woman,** whose address is 2706 Vance Avenue, Nashville, TN 37208, the following described real property located in the County of Davidson, State of Tennessee and further described as follows:

Being Lot No. 82 on the Plan of Cumberland Gardens, as of record in Book 2900, Pages 3 and 4, Register's Office for said County.

Said Lot No. 82 fronts 55 feet on the northerly side of Vance Avenue and extends back 149.2 feet on the easterly line and 139.5 feet on the westerly line to a dead line, measuring 55.5 feet thereon.

Be the same more or less, but subject to all legal highways.

This description is the same as the description contained in the prior deed referenced herein.

Subject to all easements, restrictions and matters of record, zoning ordinances, real estate taxes and assessments, if any, prorated to the date of this deed.

County Parcel Number: 081 06 0 021.00
Street address of property: 2706 Vance Avenue, Nashville, TN 37208
Prior Instrument Reference by which Grantor(s) acquired title: Instrument No. 20220222-0019678 in the Register's Office, Davidson County, Tennessee.

Signed this 28 day of June, 2022.

Signature of Grantor (1 of 6):

Chrystal L. Cunningham

STATE OF Tennessee, COUNTY OF Davidson, SS:

BE IT REMEMBERED That on this 28 day of June, 2022 before me, the subscriber, a Notary Public in and for said state, duly commissioned and qualified, personally came Chrystal L. Cunningham, known to me, or proved to me on the basis of satisfactory evidence, to be the Grantor(s) in the foregoing deed, and acknowledged by the signing thereof to be her free and voluntary act and deed.

In testimony whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

Vicki Spears
Notary Public
Vicki Spears

Vicki Spears
STATE OF TENNESSEE NOTARY PUBLIC
Davidson

Signed this 25TH day of JUNE, 2022.

Signature of Grantor (2 of 6):

Candyce A. Love

STATE OF MARYLAND, COUNTY OF HOWARD, SS: 415-27-3989

BE IT REMEMBERED That on this 25 day of JUNE, 2022 before me, the subscriber, a Notary Public in and for said state, duly commissioned and qualified, personally came Candyce A. Love, known to me, or proved to me on the basis of satisfactory evidence, to be the Grantor(s) in the foregoing deed, and acknowledged by the signing thereof to be her free and voluntary act and deed.

In testimony whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

Notary Public David A. Marks

David A. Marks
Notary Public State of Maryland
My Commission Expires 4/16/2023

NOTARY PUBLIC HOWARD CO. MD

202207050077362

Signed this 29 day of June, 2022.

Signature of Grantor (3 of 6):

Cheryl L. Love

Cheryl Love

STATE OF GEORGIA, COUNTY OF DEKALB, SS:

BE IT REMEMBERED That on this 29 day of JUNE, 2022 before me, the subscriber, a Notary Public in and for said state, duly commissioned and qualified, personally came Cheryl Love, known to me, or proved to me on the basis of satisfactory evidence, to be the Grantor~~(s)~~ in the foregoing deed, and acknowledged by the signing thereof to be her free and voluntary act and deed.

In testimony whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

Julian X. Burns

Notary Public

JULIAN X. BURNS

JULIAN X. BURNS My Commission Expires NOTARY PUBLIC June 18, 2025 DEKALB COUNTY, GEORGIA

Signed this 24 day of June, 2022

Signature of Grantor (4 of 6):

Caralyn A. Love

Caralyn A. Love

STATE OF Tennessee, COUNTY OF Davidson, SS:

BE IT REMEMBERED That on this 24th day of June, 2022 before me, the subscriber, a Notary Public in and for said state, duly commissioned and qualified, personally came Caralyn A. Love, known to me, or proved to me on the basis of satisfactory evidence, to be the Grantor(s) in the foregoing deed, and acknowledged by the signing thereof to be her free and voluntary act and deed.

In testimony whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

Notary Public

Ann Sharfner

ANN SHARFNER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAY 5, 2025

Signed this 27 day of June, 2022.

Signature of Grantors (5 and 6 of 6):

Harold M. Love, Jr.

Leah Love

STATE OF Tennessee, COUNTY OF Davidson, SS:

BE IT REMEMBERED That on this 27th day of June, 2022 before me, the subscriber, a Notary Public in and for said state, duly commissioned and qualified, personally came Harold M Love, Jr and Leah Love, known to me, or proved to me on the basis of satisfactory evidence, to be the Grantor(s) in the foregoing deed, and acknowledged by the signing thereof to be their free and voluntary act and deed.

In testimony whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

Notary Public
Ann Sharfner

ANN SHARFNER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAY 5, 2025

202207050077362

Property Address: 2706 Vance Avenue, Nashville, TN 37208
Tax Parcel: 081 06 0 021.00

Oath of Consideration

Cheryl Love CL DD.
I or we, ~~Cheryl L. Love~~ the Affiant(s), herby swear or affirm that to the best of my/our knowledge, information and belief, that the actual consideration for this transfer is $ 10.00 .

Signed this 29th day of June, 2022.

Signatures of Affiant(s):

Cheryl Love

Sworn and subscribed before me this 29 day of JUNE, 2022

Notary Public

JULIAN X. BURNS

JULIAN X. BURNS
My Commission Expires
NOTARY PUBLIC
June 18, 2025
DEKALB COUNTY, GEORGIA

PCL74083TN-HQDQTC01010707

202207050077362

Tennessee Certification of Electronic Document

I, MICHAEL P BELL, 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 6/24/22 (date of document).

M P Bell
Affiant Signature

6/24/2022
Date

State of MARYLAND

County of MONTGOMERY

Sworn to and subscribed before me this 24 day of June, 2022.

FELICIA M. HOLLAND
NOTARY PUBLIC STATE OF MARYLAND
My Commission Expires February 17, 2025

Felicia M. Holland
Notary's Signature

FELICIA M. HOLLAND
MY COMMISSION EXPIRES: FEB 17 2025

NOTARY SEAL
FELICIA M. HOLLAND
NOTARY PUBLIC
MONTGOMERY CO., MD