Prepared By:
Ophia L. McCray
1027 12th Avenue North
Nashville, Tennessee 37208

After Recording Return To:
Valencia Maddox
801 Flint Ridge Drive
Whites Creek, Tennessee 37189

MAP & PARCEL ID#: 49-15 - 0 - 046

QUIT CLAIM DEED

BE IT KNOWN BY ALL, that Linda W. Maddox ("Grantor"), whose address is 801 Flint Ridge Drive, Whites Creek, Tennessee 37189 hereby REMISES, RELEASES AND FOREVER QUITCLAIMS TO Valencia Maddox("Grantee"), whose address is 801 Flint Ridge Drive, Tennessee 37189 all rights, title, interest and claim to the following real estate property located at 801 Flint Ridge Drive in the City/Township, located in the County of Davidson and State of Tennessee and ZIP code of 37189, to wit:

Land in Davidson County, Nashville, Tennessee, being Lot No. 38 on the Plan of Deer Meadows – Phase 2, as pf record in Book 6250, page 280, of the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being of the same property conveyed to Pace Properties, Inc., by deed from Patty S. Ratliff, of record in Book 7352, page 253, Register's Office for Davidson County, Tennessee.
CURRENT SOURCE OF TITLE: BOOK 7435 PAGE 794

FOR A VALUABLE CONSIDERATION, in the amount of $1.00, given in hand and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged as of July 18, 2022.

Karen Johnson Davidson County
Batch# 898488 DEEDQC
08/03/2022 01:10:25 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220803-0088533

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
_____, Affiant
Subscribed and sworn before me this the
3 Day of August, 2022.
Brandi Wells, Deputy Register

Linda Maddox

(Grantor's Signature)

Linda Maddox

(Grantor's Printed Name)

Valencia Maddox

(Grantee's Signature)

Valencia Maddox

(Grantee's Printed Name)

Signed in our presence:

Alex

(Witness#1 Signature)

Amesia Fleming

(Witness #2 Signature)

Alex Wells

(IFRST WITNESS PRINTED/TYPED NAME)

Amesia Fleming

(SECOND WITNESS PRINTED/TYPED NAME)

Grantee's Address:

Valencia Maddox
801 Flint Ridge Drive
Whites Creek, Tennessee 37189

Grantor's Address:

Linda W. Maddox
801 Flint Ridge Drive
Whites Creek, Tennessee 37189

Mail Subsequent Tax Bill To:

Valencia Maddox
801 Flint Ridge Drive
Whites Creek, Tennessee 37189

STATE OF TENNESSEE)

COUNTY OF DAVIDSON) **SS.**

The forgoing Quit Claim Deed was acknowledged before me on July 18, 2022 by Linda W. Maddox, who is personally known to me or who has produced a valid driver's license, a State issued ID and/or passport as identification, and such individual(s) having executed instrument of his/her/their free and voluntary act and deed.

IN WITNESS THEROF, to this Quit Claim Deed, I set my hand and seal.

Signed, sealed, and delivered in the presence of:

Adric Lane

(Signature of Notary)

Adric Lane

(Printed Notary Name) Davidson County Tennessee

My Commission Expires: 5-7-2024

