PREPARED BY & RETURN TO:
1ST QUALITY TITLE, LLC
987 VESTA RD
LEBANON, TN 37090

Karen Johnson Davidson County
Batch# 903003 DEEDQC
08/12/2022 03:10:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220812-0091989

QUITCLAIM DEED

FOR AND IN CONSIDERATION the sum of ONE DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged, the undersigned, Sarah Petersen, does this day bargain, sell, release, remise, quitclaim and convey my interest unto Paul Petersen, to that certain parcel of real estate located in Davidson County, the state of Tennessee, and being described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot 24, River Vista Subdivision, Village of Old Hickory, as shown on plat of record in Plat Book 1424, Page 118, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Paul Petersen and Sarah Petersen, husband and wife, by Special Warranty deed from Fannie Mae a/k/a Federal National Mortgage Association of record in Instrument No. 20160128-0008492 Register's Office for Davidson County, Tennessee, dated January 13, 2016 and recorded on January 28, 2016.

This is improved property known as 69 Jones Circle, Old Hickory, TN 37138.

In TESTAMONY WHEREOF, I have hereunto set my hand and seal this 2nd **day of August 2022.**

Sarah Petersen

Sarah Petersen

STATE OF TENNESSEE
COUNTY OF Wilson

Before me, the undersigned, a Notary Public in and for the state and county mentioned, personally appeared Sarah Petersen, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged herself to be the within named bargainor(s), executed the foregoing instrument for the purposes therein contained.

Witness my hand this 2nd **day of August 2022.**

COUNTY OF WILSON
KRISTI MCCOY
STATE OF TENNESSEE NOTARY PUBLIC

Kristi Mc

NOTARY PUBLIC
MY COMMISSION EXPIRES: 3/25/2023

AFFIDAVIT

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

Affiant

Subscribed and sworn to before me this 2nd **day of August 2022.**

KRISTI MCCOY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

Kristi Mc

NOTARY PUBLIC

My Commission Expires:
3/25/2023

Map & Parcel No.: 044 11 0 042.00

Name and address of new owner:
Send tax bills to:
Paul Petersen
69 Jones Circle
Old Hickory, TN 37138

Certificate of Authenticity

I, **Kristi McCoy**, 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 **August 2, 2022.**

Kristi McCoy 8/2/22

Name: **Kristi McCoy**
Title: **Title Agent**

STATE OF **Tennessee**
COUNTY OF **Wilson**

Sworn to and subscribed before me on **August 2, 2022.**

Kelsey Pitman

Notary Public: **Kelsey Pitman**
My Commission Expires: **09/21/2024**

