Karen Johnson Davidson County
Batch# 908329 DEEDQC
08/25/2022 12:32:30 PM 4 pgs
Fees: $23.00 Taxes: $240.50
20220825-0096098

THIS INSTRUMENT PREPARED BY:
Matthew Mullins, atty.
Momentum Law, pllc
541 N. Mount Juliet Rd, Ste 2303C
Mount Juliet, TN 37122
(615) 701-6444

KEELY MULLINS
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
My Commission Expires Feb. 9, 2025

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual consideration for this transfer is $--65,000--.

Tyler Milton Jones, Grantor, Affiant

Subscribed and sworn to before me, this August 17, 2022.

Notary Public
My Commission Expires: 2/9/2025

Address of new owners:	Send Tax Bills to:	Map-Parcel Numbers:
Chelsey Paige Jones 4841 Whittier Dr. Old Hickory, TN 37138	SAME	Map/Parcel 065-09-0-062.00

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX-RELATED MATTERS, OR ANY RELATED TO MEDICAID BENEFITS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED, AND MATTHEW MULLINS, ATTORNEY, SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT, OR LEGAL AND/OR TAX-RELATED COUNSEL.

QUITCLAIM DEED

Pursuant to and in consideration of the terms of a Marital Dissolution Agreement entered in the Circuit Court of Davidson County, in the case of Tyler Milton Jones vs. Chelsey Paige Jones, the receipt and sufficiency of which are hereby acknowledged, **Tyler Milton Jones**, hereinafter called the Grantor, for the purpose of transferring the Grantor's entire ownership interest in the subject real property, hereby remise, release and quitclaim all of the Grantor's right, title and interest in and to certain real property in the State of Tennessee more particularly described on Exhibit A attached

hereto and incorporated herein by reference to **Chelsey Paige Jones (formerly Chelsey Paige Abshire maiden name).**

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

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

WITNESS our hands this August 17, 2022.

Tyler Milton Jones

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Tyler Milton Jones, with whom I am personally acquainted, and who acknowledged that such persons executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this August 17, 2022.

My Commission Expires: 2/9/2025

Notary Public

KEELY MULLINS
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
My Commission Expires Feb. 9, 2025

EXHIBIT A

Legal Description

Land in Davidson County, Tennessee, being Lot No. 96 on the Plan of Sherwood Forest, Section Three, of record in Plat Book 4460, page 81 (erroneously shown as Plat Book 4450 in previous deeds), Registers Office for Davidson County.

Being the same property conveyed to Chelsey Abshire and Tyler Jones, wife and husband, by Warranty Deed from Debra Carole Hines, an unmarried woman, of record in Instrument No. 20181127-0115581, said Register's Office.

This is improved property known as 4841 Whittier Drive; Old Hickory, TN 37138

Certificate of Authenticity

I, Abigail Gibson, do herby 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 is electronic document is true and exact copy of the original documents executed and authenticated according to law on August 19th, 2022.

Affiant Signature

8/22/22

Date

State of Rhode Island

County of Kent

Sworn to and subscribed before me this 22nd day of August, 2022.

Notary Signature

My Commission Expires 3/30/24

Notary's Seal

