Karen Johnson Davidson County
Batch# 928060 DEEDQC
10/11/2022 02:12:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20221011-0111509

Prepared by:
615 Title, LLC
807 Bradford Ave
Nashville, TN 37204

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $__0__.

Affiant Angela P Page Signed on 2022/10/10 15:42:56 -6:00

Subscribed and sworn to before me this _____ day of October, 2022.

Notary Public D. Shayne Adair Signed on 2022/10/10 15:42:56 -6:00
My commission expires: _____

D SHAYNE ADAIR
Tennessee Notary Public
Online Notary Public
Williamson County, State Of Tennessee
My Commission Expires Jun 14, 2026
Notary Stamp 2022/10/10 13:42:56 PST 1E0E2A50A82D8

Notarial act performed by audio-visual communication

Address of New Owner:	Send Tax Bills to:	Tax Information:
Regina A. Page	New Owner	
810 Lewis Court		051-10-0E-020.00
Madison, TN 37115		

QUITCLAIM DEED

For consideration, the receipt and sufficiency whereof is hereby acknowledged, the undersigned, **Angela Page, unmarried,** hereinafter referred to as Grantor(s), by these presents, quitclaim and convey all of his/her/their right, title and interest unto **Regina A. Page, an unmarried woman,** hereinafter referred to as the Grantee(s), in and to the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being Unit No. 20, on the Plan of Oakland Trace Condominiums, Phase III, according to Master Deed of record in Book 7506, Page 623, in the Register's Office for Davidson County, Tennessee, and more particularly decribed in on Plat of record in Exhibit "C" of said Master Deed, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and particular description of the property.

Being the same property conveyed to Regina A. Page and Angela Page, both unmarried, tenants in common with right of surviorship by Quitclaim Deed from Regina A. Page, an unmarried woman of record in Instrument No. 20220323-0033542, Register's Office for Davidson County, Tennessee, dated March 23, 2022 and recorded on March 23, 2022.

Being the same property conveyed to Regina A. Page by Warranty Deed from TIDCO Management, a Tennessee General Partnership, and Michael S. Tidwell, doing business and TIDCO Management of record in Instrument No. 20061011-0126321, Register's Office for Davidson County, Tennessee, dated September 25, 2006 and recorded on October 11, 2006.

This conveyance is subject to any and all restrictions and easements of record.

This is improved property located at **810 Lewis Court, Madison, Tennessee 37115.**

Witness my/our hands this 10/10/2022 day of October, 2022.

Angela P Page Signed on 2022/10/10 15:42:56 -6:00

Angela Page

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Remotely appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Angela Page, by means of an interactive two-way audio and video communication, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence of identity), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained. This notarial act was an online notarization.

Witness my hand and official seal at Nashville, Tennessee, this 10th day of October, 2022.

D SHAYNE ADAIR
Tennessee Notary Public
Online Notary Public
Williamson County, State Of Tennessee
My Commission Expires Jun 14, 2026
Notary Stamp 2022/10/10 13:42:56 PST 1E0E2A50A82D8

D. Shayne Adair Signed on 2022/10/10 15:42:56 -6:00
Notary Public at Large
My commission expires: 06/14/2026

Notarial act performed by audio-visual communication

THIS DEED WAS PREPARED FROM INFORMATION FURNISHED TO PREPARER BY ONE OR MORE OF THE PARTIES AND PREPARER MAKES NO WARRANTIES AS TO THE ACCURACY OF INFORMATION FURNISHED. NO TITLE SEARCH WAS REQUESTED OR PERFORMED. THE PREPARER OF THIS INSTRUMENT DID NOT PARTICIPATE IN THE CLOSING OF THIS TRANSACTION.

DocVerify ID: 512D8525-5D47-4868-BB83-043945814993

TRUE COPY CERTIFICATION

I, D. Shayne Adair, 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 October 10, 2022.

D. Shayne Adair

10/11/2022
Date

STATE OF TENNESSEE
STATE OF DAVIDSON

Sworn to and subscribed before me this 11th day of October, 2022.



Notary Public
My Commission Expires: 03/07/2026