6

Karen Johnson Davidson County
Batch# 936155 DEEDQC
11/01/2022 09:04:15 AM 1 pg
Fees: $12.00 Taxes: $0.00
20221101-0117706

This instrument is prepared by:
Please record and return to:
Esquire Title & Escrow, Inc.
30 Burton Hills Blvd, Suite 200
Nashville Tennessee 37215

The Actual Consideration or Value, whichever is greater, for this transfer is: $0.00

Affiant: Debra Boyce Higginbotham

Subscribed and sworn to before me this 28th **day of October, 2022.**

Notary Public:

My Commission Expires: 5/5/2025

I. DYKE TATUM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

QUITCLAIM DEED

Address New Owner:	**Send Tax Bills To:**	**Map-Parcel Number:**
Juanita Walker and Debra Boyce Higginbotham 7220 Green Meadows Lane Nashville, Tennessee 37221	Juanita Walker and Debra Boyce Higginbotham 7220 Green Meadows Lane Nashville, Tennessee 37221	142-10-104.00

FOR AND IN CONSIDERATION of One and No/100 ($1.00) Dollar cash in hand paid, the receipt of which is hereby acknowledged, **Juanita Walker, unmarried,** by these presents does hereby transfer, quitclaim and convey unto **Juanita Walker, unmarried and Debra Boyce Higginbotham, married, as joint tenants with right of survivorship** their successors and assigns, all of her rights, title, and interest in and to the described tract of land in **Davidson** County, Tennessee as follows to wit:

Land in Davidson County, Tennessee, being Lot No. 31 on the Plan of Green Meadows, Section 2, of record in Plat Book 5210, Page 37, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Juanita Walker, unmarried by deed from David Cheek and wife Jessica Cheek dated June 6, 2011 of record in Instrument No. 20110610-0044551, in the Register's Office for Davidson County, Tennessee.

This is improved property known as: **7220 Green Meadows Lane, Nashville Tennessee 37221**

WITNESS my hand and official seal this 28th day of October, 2022.

Juanita Walker
Juanita Walker

I. DYKE TATUM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

On this 28th day of October, 2022, before me, the undersigned, a Notary Public, for the State of Tennessee and County aforesaid, personally appeared **Juanita Walker,** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, to be the person whose name is subscribed to this instrument as the principal, and who, upon oath, acknowledged herself to be the person who executed the foregoing instrument for the purpose therein contained, and that she executed the same as her free act and deed.

Witness my hand and official seal at Nashville, Davidson County Tennessee this 28th day of October, 2022.

Notary Public

My Commission Expires: 5/5/2025

THIS INSTRUMENT WAS PREPARED BASED UPON INFORMATION PROVIDED BY THE PARTIES HERETO. THE LEGAL DESCRIPTION CONTAINED HEREIN IS THE LEGAL DESCRIPTION FROM THE PRIOR INSTRUMENT OF RECORD, AND PREPARER ASSUMES NO LIABILITY FOR THE ACCURACY OR COMPLETENESS THEREOF. NO INDEPENDENT TITLE EXAMINATION OF THE SUBJECT PROPERTY HAS BEEN CONDUCTED BY PREPARER.