Karen Johnson Davidson County
Batch# 939412 DEEDQC
11/08/2022 03:47:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20221108-0120025

Prepared by:
Realty Title & Escrow Co., Inc.
5111 Maryland Way, Ste. 101
Brentwood, TN 37027

STATE OF TENNESSEE

COUNTY OF Williamson

The actual consideration or value for this transfer is $00.00.

Affiant

Subscribed and sworn to before me this 8th day of November, 2022.

Notary Public
My commission expires 1/11/2026

STEPHEN SISCO
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

02-NSH21-02957

Address of New Owner:	Send Tax Bills to:	Tax Information:
Erica Michelle Overcash and Tammy Overcash 232 Harpers Mill Road Hermitage, TN 37076	New Owner	064-12-0A-232.00-CO

QUITCLAIM DEED

For consideration, the receipt and sufficiency whereof is hereby acknowledged, the undersigned, **Erica Michelle Overcash, an unmarried woman**, hereinafter referred to as Grantor, by these presents, does hereby quitclaim and convey all of her right, title and interest unto **Erica Michelle Overcash and Tammy Overcash, as joint tenants with rights of survivorship,** in and to the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being Unit No. 232 on the Plan of Section One, Fox Run Condominium Apartments, as Established by the Master Deed of record in Book 4956, Page 582; Book 5535, Page 713; as Corrected in Book 5895, Page 516; Book 5936, Page 301; Book 6370, Page 817; Book 8510, Page 92 and 4860, Page 52, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Erica Michelle Overcash, an unmarried person, by Warranty Deed from Ronda Lea Greene Sager, n/k/a Ronda Cave, as sole devisee of Edna Faye Greene, deceased, pursuant to her Last Will and Testament, dated October 28, 2021, recorded November 2, 2021, in Instrument No. 20211102-0146695, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This is improved property known as 232 Harpers Mill Road, Hermitage, TN 37076.

Witness my hand this 8th day of November, 2022.

Erica Michelle Overcash

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Erica Michelle Overcash, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes herein contained.

Witness my hand and official seal this 8th day of November, 2022.

Notary Public

My commission expires: 06.14.25

FAITH L. LOWE
TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

PREPARER OF THIS INSTRUMENT HAS PERFORMED NO TITLE UNDERWRITING REVIEW AND MAKES NO REPRESENTATIONS WITH REGARD TO THE TITLE OF THE SUBJECT PROPERTY, THE LEGAL DESCRIPTION FOR THE SUBJECT PROPERTY, OR THE VALIDITY OF ANY PLAT OR SURVEY REFERENCED.

TRUE COPY CERTIFICATION

Required under T.C.A. § 66-24-101(d)(3) after July 1, 2021

I, Kendra Hammel, 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 November, 8, 2022.

Custodian's Signature — 11/8/22 date

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 8th day of November, 2022.

Notary Public

MY COMMISSION EXPIRES: 1/11/2026

STEPHEN SISCO
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON