Karen Johnson Davidson County
Batch# 943351 DEEDQC
11/21/2022 01:19:15 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20221121-0123296

QUITCLAIM DEED

Address New Owner(s)	Send Tax Bills To:	Map & Parcel No.:
Elaine Redfern 1503 Blue Springs Road Franklin, Tennessee 37069	New Owner	091-02-0V-002.00

FOR AND IN CONSIDERATION of the sum of TEN and 00/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **ELAINE REDFERN**, an unmarried woman, and **AMANDA JO GENCAY**, a married woman ("Grantors"),do hereby quitclaim and convey unto **ELAINE REDFERN**, as sole ownership, ("Grantee"), and Grantee's heirs and assigns, all of Grantor's right, title and interest in and to the following parcel of real estate located in Nashville, Davidson County, Tennessee, as more particularly described on Exhibit A attached hereto and incorporated by this reference (the "Property").

Said Property is conveyed subject to such easements, covenants, reservations, limitations, restrictions and encumbrances as may affect the Property. The legal description on Exhibit A is drawn from recorded documents so there is no warranty or representation regarding the accuracy of the legal description. This instrument is prepared without the benefit of title search or abstract and the preparer gives no opinion as to title.

prepared by Elaine Redfern
1503 Blue Springs Road

[Signature page to Quitclaim Deed]

IN WITNESS WHEREOF, the Grantors have caused this instrument to be dated and effective as of the 16th day of November, 2022.

GRANTORS:

Elaine Redfern

Amanda Jo Gencay

STATE OF TENNESSEE)
)
COUNTY OF MAURY)

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared, Elaine Redfern and Amanda Jo Gencay, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 16th day of November, 2022.

Rachel Owen
NOTARY PUBLIC

My Commission Expires: 5/21/2025

RACHEL OWEN
STATE OF TENNESSEE NOTARY PUBLIC
LEWIS COUNTY

STATE OF TENNESSEE)
)
COUNTY OF MAURY)

The actual consideration for this transfer is $0.

Elaine Rafferty
AFFIANT

Subscribed and sworn to before me, this 16th day of November, 2022.

Rachel Owen
NOTARY PUBLIC

My Commission Expires: 5/21/2025

RACHEL OWEN
STATE OF TENNESSEE NOTARY PUBLIC
LEWIS COUNTY

EXHIBIT A

Legal Description

Land in Davidson County, Tennessee, being Unit B, 5506 NEW YORK AVENUE TOWNHOMES, as shown on Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20141226-0118126, in the Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more particular description of said property.

Being the same property conveyed to Elaine Redfern by deed of record in Instrument No. 20151221-0127984, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Elaine Redfern and Amanda Jo Gencay by deed of record in Instrument No. 201809140091592, Register's Office for Davidson County, Tennessee.

This is improved property known as 5506 B New York Avenue, Nashville, Tennessee 37209.