Karen Johnson Davidson County
Batch# 965541 DEEDQC
01/30/2023 11:29:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20230130-0006783

This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd, Suite 402, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration. the receipt of all of which is hereby acknowledged, the undersigned, **Joseph Martin** ("Grantors"), unmarried, hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Joseph Martin,** (Grantee), a single man, all of his rights, title, and interests in the following described real property, to wit:

Land in Davidson County, Tennessee being Lot(s) 110, as shown on the map entitled amended Final Plat Mulberry Downs Phase 1B, of record in Plat Book 7900, Page 818, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

Being all or part of the same property conveyed to Grantor herein by Warranty Deed of record at Instrument Number **20140616-0052069** in said Register's Office.

Antoinette Y. Webb passed on October 28, 2022 leaving Joseph Martin as the remaining tenant by the entirety

IN TESTIMONY WHEREOF I/we have executed this instrument the 30th day of **January, 2023.**

Joseph Martin
Joseph Martin

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, **Joseph Martin**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 30th day of **January, 2023.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 3.3.2025

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$0.00**.

AFFIANT

SUBSCRIBED AND SWORN before me this the 30th day of **January, 2023.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 3.3.2025

PROPERTY ADDRESS:	**1820 Apple Valley Circle. Nashville, TN 37207**
TAX PARCEL NO.:	050-03-0B-197.00-CO
PROPERTY OWNER:	**Joseph Martin**
OWNER'S ADDRESS:	**1820 Apple Valley Circle. Nashville, TN 37207**
MAIL TAX BILLS TO:	**1820 Apple Valley Circle. Nashville, TN 37207**

Certificate of Authenticity

I, Holly A. Mason, 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 January 30, 2023.

Affiant Signature

1/30/23
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 30 day of January, 2023.

Notary's Signature

(Notary Seal)

ASHLEE D. PAGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 09/07/2026