Karen Johnson Davidson County
Batch# 983430 DEEDQC
03/22/2023 02:11:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230322-0020834

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, **Aster T. Tewolde** ("Grantors"), a single woman, hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Aster Teklemariam,** (Grantee), a single woman, all of her rights, title, and interests in the following described real property, to wit:

Parcel I- 405 Derrick Court, Antioch, TN 37013 M & P 148-7-190

Land in Davidson County, Tennessee, Being Lot No. 9-A, on the Plan of Baker Town Gardens, Section Two, as of record in Book 6250, Page 407, which amends Plat Book 6250, Page 147, Register's Office for said County, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Haileleul Getahun and wife Aster T. Tewolde by Deed from Kendra L. Jobe, dated June 22, 2005 of record in Instrument Number 20050622-0071742.

Haileleul Gatahun passed on November 30, 2022 leaving Aster Teklemariam as the remaining tenant by the entirety.

Parcel II- 407 Derrick Court, Antioch, TN 37013 M & P 148-06-0-146.00

Land in Davidson County, Tennessee, being Lot No. 9-B, of the Zone Lot Division of Lots 9, 10, 11, 12, 13, Section Two, Bakertown Gardens, as of record in Plat Book 6250, Page 147, as amended in Book 6250, Page 407, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Haileleul Getahun and Aster T. Tewolde , husband and wife, by Deed from Angela Cryer, dated August 7, 2003 of record in Instrument Number 20030814-0117408.

Haileleul Gatahun passed on November 30, 2022 leaving Aster T. Tewolde as the remaining tenant by the entirety.

Aster T. Tewolde is now known as Aster Teklemariam per Certification of Name change dated April 17, 2014 in the United States District Court for the Middle District of Tennessee.

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.

IN TESTIMONY WHEREOF I/we have executed this instrument the 20 day of **March, 2023.**

Aster T Tewolde AKA Aster Teklemariam

Aster T. Tewolde n/k/a Aster Teklemariam

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, **Aster T. Tewolde n/k/a Aster Teklemariam,** with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 20 day of **March, 2023.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-6-25

CARI ALLEN
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 01/06/2025
DAVIDSON COUNTY

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 20 day of **March, 2023.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: Sept. 7, 2026

JOSEPHINA SANCHEZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

PROPERTY OWNER:
MAIL TAX BILLS TO: **Aster Teklemariam** 600 Bayhill Court
Hermitage, TN 37076

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 March 20, 2023.

Affiant Signature

3/20/23
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 20 day of March, 2023.

Notary's Signature

(Notary Seal)

ASHLEE D. PAGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 9/07/2026