Karen Johnson Davidson County
Batch# 998206 DEEDQC
05/01/2023 11:42:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20230501-0031999

QUITCLAIM DEED

STATE OF ~~TENNESSEE~~ NEW YORK
COUNTY OF ~~DAVIDSON~~ NEW YORK
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25 DAY OF APRIL, 2023.

Bret Sa

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

BRET SABLOSKY
NOTARY PUBLIC, STATE OF NEW YORK
Registration No. 01SA6362623
Qualified in New York County
Commission Expires August 7, 2025

THIS INSTRUMENT PREPARED FROM INFORMATION PROVIDED BY THE PARTIES WITHOUT THE BENEFIT OF TITLE SEARCH AND/OR TITLE POLICY

File No.: AGL-19-2016-QCD

THIS INSTRUMENT WAS PREPARED BY
COMMERCE TITLE & ESCROW, LLC
513 3RD AVE SOUTH, NASHVILLE, TN 37210

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tia M. Sillers	NEW OWNER	
(NAME)	(NAME)	
229 Craighead Ave.		**104-15-0-443.00**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/We, **VINCENT L. FOUCE**, HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DO QUITCLAIM AND CONVEY UNTO **TIA M. SILLERS**, HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 10 on the Plan of T. W. Crutcher and Company's Resubdivision of Jacob Hostettlers Subdivision of Lots 1, 2 and 3 of the Bain Tract, as of record in Plat Book 547, page 136, amended in Book 843, page 71, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Tia M. Sillers and Vincent L. Fouce, by Quitclaim Deed from For a Song Properties, LLC, a Tennessee limited liability company, dated March 11, 2020, of record in Instrument Number 20200311-0027508, in the Register's Office of Davidson County, Tennessee.

unimproved ○
This is improved ☐ property, known as 2016 Sweetbriar Ave., Nashville, TN 37212
(House Number) (Street) (City or Town) (State) (Postal Zip)

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 25 day of April, 2023.

VINCENT L. FOUCE

STATE OF NEW YORK
COUNTY OF NEW YORK

On this the 25 day of April, 2023, before me personally appeared Vincent L. Fouce, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that he executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 25 day of April, 2023.

Bret Sa
Notary Public
My Commission Expires:

BRET SABLOSKY
NOTARY PUBLIC, STATE OF NEW YORK
Registration No. 01SA6362623
Qualified in New York County
Commission Expires August 7, 2025

Certificate of Authenticity

I, Mackenzie Hudson ("Affiant"), 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 April 25, 2023 (date).

Affiant Signature

5-1-23
Date

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this 1 day of May, 2023

Notary's Signature

My Commission Expires: May 7, 2024

Notary's Seal

RYAN WESLEY PRATT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES MAY 7, 2024

RYAN WESLEY PRATT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES MAY 7, 2024