Karen Johnson Davidson County
Batch# 1007352 DEEDQC
05/24/2023 03:47:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230524-0039264

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF May, 20 23.

Notary Public

MY COMMISSION EXPIRES: 09.07.2026

(AFFIX SEAL)

WG-QCD-4116-23

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Robert Price Bell and Kellie Nichole Bell, husband and wife		
(NAME)	(NAME)	062020B16800CO
4116 Longfellow Dr,	**Same as owner**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37214		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **ROBERT PRICE BELL AND KELLIE NICHOLE BELL, F/K/A KELLIE SPENCE,** hereinafter called the Grantor(s), by these presents do/does hereby convey, assign and quitclaim unto **ROBERT PRICE BELL AND KELLIE NICHOLE BELL, HUSBAND AND WIFE** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, all Grantor's right, title and interest in and to that 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. 105 on the Plan of Abbington Park, Phase One, Section Four, a Planned Unit Development, of record in Instrument Number 20050110-0003256, Register's Office for Davidson County, Tennesseem to which plan reference is hereby made for a more complete legal description thereof.

Being the same property conveyed to Robert Price Bell, unmarried and Kellie Spence, unmarried, as joint tenants with rights of survivorship. **In instrument number 20220726-0085266**

The said Robert Price Bell and Kellie Spence having since married. Kellie Spence is now known as Kellie Bell.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **4116 Longfellow Dr, Nashville, Tennessee 37214**.

Witness my/our hand(s) this the 8th day of May, 2023.

Robert Price Bell

Kellie Nichole Bell, f/k/a Kellie Spence

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ROBERT PRICE BELL, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the .

Notary Public
My Commission Expires: 09.07.2026
(SEAL)

STEPHEN DRUMMOND
TENNESSEE NOTARY PUBLIC
My Comm Exp. September 07, 2026
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, KELLIE NICHOLE BELL, F/K/A KELLIE SPENCE, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the .

Notary Public
My Commission Expires: 09.07.2026
(SEAL)

STEPHEN DRUMMOND
TENNESSEE NOTARY PUBLIC
My Comm Exp. September 07, 2026
COUNTY OF DAVIDSON

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

I, Gabriel R. Lutz, 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 05/10/2023 (date of document).

Affiant Signature

Date 05/10/2023

State of New York

County of Clinton

Sworn to and subscribed before me this 10 day of May, 2023.

Notary's Signature

MY COMMISSION EXPIRES: 04/26/2027

William E Grones
Notary Public, State of New York
Reg. No. 01GR0006371
Qualified in Clinton County
Commission Expires 04/26/2027