Karen Johnson Davidson County
Batch# 1007929 DEEDQC
05/25/2023 03 25 53 PM 3 pgs
Fees $17.00 Taxes $0 00
20230525-0039661

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QUITCLAIM DEED

Property Owner: Sarah Baggette

Parcel Identification No: 188-10A-030.00CO

Prepared By: Sarah Baggette
2136 Glenn Haven Drive Nolensville, Tennessee 37135

After Recording, Return Deed To: Melissa Magness
2136 Glenn Haven Drive Nolensville, Tennessee 37135

Mail All Real Estate Tax Statements To: Melissa Magness
2136 Glenn Haven Drive Nolensville, Tennessee 37135

State of Tennessee

Davidson County

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One Dollar ($1.00) and other good or valuable consideration, if any, in hand paid to the "Grantor(s)" known as:

Sarah Baggette, a married individual, residing at 2136 Glenn Haven Drive, Nolensville, Tennessee, 37135.
The receipt whereof is hereby acknowledged, the undersigned hereby remises, releases, and quit claims to Sarah Baggette and Melissa Magness, a married couple, residing at 2136 Glenn Haven Drive, Nolensville, Tennessee, 37135, as joint tenants (hereinafter the "Grantee(s)"), all the rights, title, interest, and claim in or to the following described real estate, situated in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 30 on the Plan of Carothers Crossing, Phase 2, Section 1, Lots 21-61, Final Plat Subdivision, of record in Instrument No. 20070807-0093924, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

SOURCE OF TITLE: Instrument Number 20140324-0023871, Register's Office for Davidson County, Tennessee, dated February 19, 2014 and recorded March 24, 2014, Parcel 188-10A-030.00CO

TO HAVE AND TO HOLD, all and singular the described property, together with the tenements, hereditaments, and appurtenances belonging, or in anywise appertaining thereto, unto the Grantee(s), and their heirs and assigns forever.

IN WITNESS WHEREOF, the Grantor(s) has duly executed this Quit Claim Deed as of May 25 2023.

Grantor's Signature _____ Date May 25 2023
Print Name: Sarah Baggette
Address: 2136 Glenn Haven Drive, Nolensville, Tennessee, 37135

NOTARY ACKNOWLEDGMENT

State of Tennessee

County of Davidson

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Sarah Baggette whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 25th day of May, 2023.

_____ (SEAL)
Notary Public

BENNETT R LIEBERMAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: July 21st 2023

I, or we, hereby swear or affirm that to the best of the affiant's knowledge, information, and belief, the actual consideration for this transfer is One Dollar ($1.00).

Affiant's Signature _____

State of Tennessee

County of Davidson

Subscribed and sworn before me this 25th day of May, 2023.

_____
Notary Public

My commission expires July 21st 2026

BENNETT R. LIEBERMAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY