Karen Johnson Davidson County
Batch# 1014005 DEEDQC
06/12/2023 02:09:32 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230612-0044633

This Instrument prepared by:
Darleen Loch
Legacy Legal Services
560 S. 100 West Suite 1
Provo, UT 84601

QUITCLAIM DEED

THIS QUITCLAIM DEED, Executed this 9 day of June, 2023, by the Grantor(s),
Christy D. Philalack and Michelle Leslie Weddell as tenants in common
6309 Laurelwood Drive, Brentwood, TN 37027
of Williamson County

to the Grantee(s),
Christy D. Philalack
6309 Laurelwood Drive, Brentwood, TN 37027

WITNESSETH, that the said Grantors, for $10.00 (Ten dollars) the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said Grantee forever, an undivided 50% interest in and to the following described parcel of land, and improvements and appurtenances thereto in Davidson County, State of Tennessee, to wit:

Being Lot No. 89 on the Map of Victory Heights Subdivision, as of record in Book 1130, Page 97, Register's Office for Davidson County, Tennessee. Said Lot No. 89 fronts 60 feet on the north side of Oneida Avenue and runs back between lines, 173.1 feet on the west line, and 172.4 feet on the east line to a dead line in the rear on which it measures 60 feet.

Commonly known as: 803 Oneida Avenue, Nashville, TN 37207
Parcel Identification: 071-12-0-189

Source of title: Being that same Quitclaim Deed recorded as Document No. 20220705-0077093 on 07/05/2022 at 09:31 AM, in the records of the Clerk of the Courts of Davidson County, Tennessee.

IN WITNESS WHEREOF, the said Grantors have signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in presence of:

Christy D. Philalack
Grantor

Michelle Leslie Weddell
Grantor

STATE OF TENNESSEE }
COUNTY OF Williamson }

On this 9 day of June, 2023, before me, Hannah J Herman, personally appeared Christy D. Philalack and Michelle Leslie Weddell, who proved to me on the basis of satisfactory evidence to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and official seal.

Hannah J Herman
Notary Signature



Oath of Consideration

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $10.00.

Christy D. Philalack, Affiant 1

STATE OF TENNESSEE }
COUNTY OF Williamson }

Subscribed and sworn before me this the 6 day of June, 2023.

Notary Public
My commission expires: 3/2/2027

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 10.00
Affiant
Subscribed and sworn before me this the
12 Day of June, 2023.
Brandi Ware, Deputy Register

The following information is not a part of this Deed

Property Address:
803 Oneida Avenue
Nashville, TN 37207

Owner's Name and Address:
Christy Philalack
6309 Laurelwood Drive
Brentwood, TN 37027

Parcel Number: 071-12-0-189

Mail Tax Bills to:
Christy Philalack
6309 Laurelwood Drive
Brentwood, TN 37027