Karen Johnson Davidson County
Batch# 1025325 DEEDQC
07/12/2023 11:59:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20230712-0053402

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 Zero Dollars and no/100 ($0.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Shirley H. Lawrence, an unmarried woman** ("Grantor"), , hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Shirley H. Lawrence, an unmarried woman** (Grantee), all of his/her/their/its rights, title, and interests in the following described real property, to wit:

Located in Madison, County of Davidson, State of Tennessee, to-wit:
Being Lot No. 442 on the Plan of Heritage Square, Phase Four, of record in Plat Book 6250, Page 178, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

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.

Being all or part of the same property conveyed to Shirley H. Lawrence, an married woman herein by Warranty Deed of record at Book 10031, Pages 185-187 in Register's Office for Davidson County, Tennessee.
*Final Decree of Divorce was entered In the Circuit Court for Bradley County, Tennessee at Cleveland on September 28, 2006 at Docket No. V-06-550 conveying all interest in said property to Shirley Hines Lawrence.
* Shirley Hines Lawrence is one and the same person as Shirley H. Lawrence.
* Grantor warrants that this was never used as a marital residence.

IN TESTIMONY WHEREOF I/we have executed this instrument the 12 day of **July, 2023.**

Shirley H. Lawrence

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, **Shirley H. Lawrence**, 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 12 day of **July, 2023.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-6-25

CARI ALLEN NOTARY PUBLIC STATE OF TENNESSEE 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 12 day of **July, 2023.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-6-25

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

PROPERTY ADDRESS: **593 Heritage Ln, Madison, TN 37115**
TAX PARCEL NO.: **042-070-A/127.00 CO**
PROPERTY OWNER: **Shirley H. Lawrence**
OWNER'S ADDRESS: **593 Heritage Ln, Madison, TN 37115**
MAIL TAX BILLS TO: **Southeast Financial Credit Union,**
444 James Robertson Pkwy, Nashville, Tn. 37219

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 7/12/23.

Affiant Signature

7/12/23
Date

State of TN
County of Davidson

Sworn to and subscribed before me this 12 day of July, 2023.

Notary's Signature

(Notary Seal)

ANN M. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

My Commission Expires: 05-09-26