Karen Johnson Davidson County
Batch# 1031189 DEEDQC
07/26/2023 02:41:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230726-0057753

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 26th DAY OF July, 2023.

Notary Public

MY COMMISSION EXPIRES: 09.07.2026

(AFFIX SEAL)

JM-LHL-23-4401

STEPHEN DRUMMOND NOTARY PUBLIC TENNESSEE DAVIDSON COUNTY

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)
Martez Antoine Cooksey and Kestiny K. Glover-Cooksey, husband and wife	**Same as owner**	
(NAME) **4401 Sandpiper Lane,**	(NAME)	**164-10-0A-220.00-CO**
(ADDRESS) **Antioch, TN 37013**	(ADDRESS)	
(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, **MARTEZ A. COOKSEY, MARRIED,** hereinafter called the Grantor(s), by these presents do/does hereby convey, assign and quitclaim unto **MARTEZ ANTOINE COOKSEY AND KESTINY K. GLOVER-COOKSEY, 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 all of Lot 141, on the Plan of Village Four, Summerfield, as shown by plat appearing of record in Instrument Number 20030401-0042979, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Land in Davidson County, Tennessee, being all of Lot 141, on the Plan of Village Four, Summerfield, as shown by plat appearing of record in Instrument Number 20030401-0042979, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Martez A. Cooksey, married by Warranty Deed from Ribbon Home SPV II, LLC, a Delaware Limited Liability Company of record in Instrument No. 20230629-0049675, Register's Office for Davidson County, Tennessee.

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: **4401 Sandpiper Lane, Antioch, Tennessee 37013**.

Witness my/our hand(s) this the 26th day of July, 2023.

Martez A. Cooksey

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MARTEZ A. COOKSEY, 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 26th of July, 2023.

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 **07/26/2023** (date of document).

Affiant Signature

Date **07/26/2023**

State of New York

County of Clinton

Sworn to and subscribed before me this **26** day of **July**, 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