This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd, Suite 402, Nashville, TN 37214

Karen Johnson Davidson County
Batch# 1048541 DEEDQC
09/11/2023 02:10:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20230911-0071150

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, **Lillard Davis, Jr., unmarried** ("Grantor"), hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Lillard Davis, Jr., unmarried and Bria Shanise Davis, single, as joint tenants with right of survivorship,** (Grantee), all of his/her/their/its rights, title, and interests in the following described real property, to wit:

Land in Davidson County, Tennessee, being Lot No. 24 on the Plan of Ewing Valley, Section 2, as of record in Book 4300, Page 184, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description of said lot.

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 Lillard Davis, Jr., and wife, Sharon D. Davis, herein by Warranty Deed of record at Book 5087, Pages 563-564 in Register's Office for Davidson County, Tennessee. *Sharon D. Davis died November 25, 2022, leaving Lillard Davis, Jr. as the surviving tenant by the entirety.

IN TESTIMONY WHEREOF I/we have executed this instrument the 9th day of **September, 2023.**

Lillard Davis Jr
Lillard Davis, Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, Lillard Davis, Jr., with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 9th day of **September, 2023.**

Jacqueline G Brown
NOTARY PUBLIC

MY COMMISSION EXPIRES: 11/2/25

JACQUELINE G BROWN STATE OF TENNESSEE NOTARY PUBLIC 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 9th day of **September, 2023.**

Jacqueline G Brown
NOTARY PUBLIC

MY COMMISSION EXPIRES: 11/2/25

JACQUELINE G BROWN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

PROPERTY ADDRESS: **708 Roman Dr., Nashville, TN 37207**
TAX PARCEL NO.: **059 06 0 062.00**
PROPERTY OWNER: **Lillard Davis, Jr. and Bria Shanise Davis**
OWNER'S ADDRESS: **708 Roman Dr., Nashville, TN 37207**
MAIL TAX BILLS TO: **Lillard Davis, Jr. and Bria Shanise Davis**
708 Roman Dr., Nashville, TN 37207

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 9/9/23.

Holly A Mason

Affiant Signature

9/11/23

Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 11 day of September, 2023.

Notary's Signature

(Notary Seal)

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

My Commission Expires: 05-09-26