Karen Johnson Davidson County
Batch# 1058313 DEEDQC
10/05/2023 01:45:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20231005-0078570

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 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Carison E. Douglas, married** ("Grantor"), hereby sells, remises, releases, conveys, and quit claims unto **Carison E. Douglas and Walter Sweeney, wife and husband,** (Grantee), all of her rights, title, and interests in the following described real property, to wit:

Land in Davidson County, Tennessee, being Lot(s) 194, as shown on the map entitled Harding's Second Addition to Nashville, of record at Plat Book 21, page 58, Register's Office for Davidson County, Tennessee, to which plan 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 Carison E. Douglas herein by Warranty Deed of record at Instrument Number **20110215-0013061** in Register's Office for Davidson County, Tennessee

IN TESTIMONY WHEREOF I/we have executed this instrument the 2 day of **October, 2023.**

Carison E. Douglas
Carison E. Douglas

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, **Carison E. Douglas**, 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 2 day of **October, 2023.**

Cari Allen
NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-6-25

CARI ALLEN STATE OF TENNESSEE NOTARY PUBLIC 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.**

Tiffany Keeling
AFFIANT

SUBSCRIBED AND SWORN before me this the 2 day of **OCtober, 2023.**

Cari Allen
NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-6-25

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

PROPERTY ADDRESS: **1512 Phillips St., Nashville, TN 37208**
TAX PARCEL NO.: **09204003900**
PROPERTY OWNER: **Carison E. Douglas and Walter Sweeney**
OWNER'S ADDRESS: **1512 Phillips St., Nashville, TN 37208**
MAIL TAX BILLS TO: **Freedom Mortgage Corporation**
P.O. Box 50485, Indianapolis, IN

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 10/2/23.

Affiant Signature

10/2/23
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 2 day of October, 2023.

Notary's Signature (Notary Seal)

My Commission Expires: 05-09-26

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