Karen Johnson Davidson County
Batch# 1064689 DEEDQC
10/25/2023 11:20:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20231025-0083570

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC
150 Third Avenue South, Suite 2800
Nashville, Tennessee 37201

QUITCLAIM DEED

Address New Owner(s) As Follows:	Send Tax Bills to:	Map Parcel Numbers:
Emerald S. Burns 3104 Priest Woods Drive Nashville, TN 37214	Same	108-16-0-279.00

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged I, EMERALD S. BURNS f/k/a AUBREY DANIELLE KRAMBECK, by these presents do hereby quitclaim and convey unto EMERALD S. BURNS, all of my right, title and interest in that certain real property in Davidson County, Tennessee more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 76-B on the Plan of Zone Lot Division of Lots 6, 75, 76, 77, and 78 of Section 4 of Lakeview Hills Subdivision, as of record in Book 6250, page 533, amending Book 5200, Page 642 and Book 6488, page 41, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed by deed of record as Instrument #20070622-0074860, Register's Office for Davidson County, Tennessee.

IN WITNESS WHEREOF, the undersigned have executed this instrument on this 25th day of October, 2023.

Emerald S. Burns
EMERALD S. BURNS

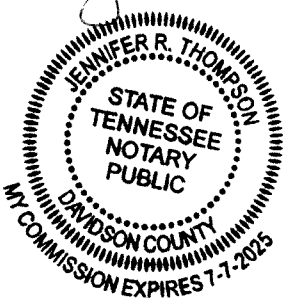
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, EMERALD S. BURNS, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 25 day of October, 2023.

Notary Public

My Commission Expires:
7/7/25



STATE OF TENNESSEE
COUNTY OF DAVIDSON

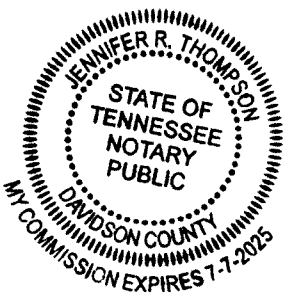
The actual consideration for this transfer is $0.

Affiant

Subscribed and sworn to before me
this 25 day of October, 2023.

Notary Public

My Commission Expires:
7/7/25



Certificate of Authenticity

I, Lucretia Albert, 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 October 25, 2023.

Date

Lucretia Albert

Affiant Signature

10/25/2023

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 25 day of October, 2022.

Notary's Signature

My Commission Expires: 7-7-25

Date

Notary's Seal (if on paper)

JENNIFER R. THOMPSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-7-2025

202310250083570