Karen Johnson Davidson County
Batch# 1097675 DEEDQC
02/05/2024 08:56:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20240205-0007736

This Instrument Prepared By:
Reginald Harrion, Esq.
o/b/o DeedPro
1349 Galleria Drive, Suite 100
Henderson, NV 89014
Phone: 702-736-6400

UNLS1249277

QUITCLAIM DEED

ADDRESS NEW OWNER AS FOLLOWS:
Nancy Diane Currey, et al
624 Freedom Place
Nashville, TN 37209

MAIL TAX STATEMENT TO:
Nancy Diane Currey, et al
624 Freedom Place
Nashville, TN 37209

MAP PARCEL NUMBERS:
Map/Parcel: 090 12 0 244.00

FOR AND IN CONSIDERATION of ONE AND NO/100 DOLLAR ($1.00), cash in hand paid by the grantee, the receipt and sufficiency of which is hereby acknowledged, Nancy Diane Currey, formerly known as Nancy Hale Bain, a married woman, who acquired title as an unmarried woman by these presents do hereby quitclaim and convey unto the said Nancy Diane Currey, a married woman and Jonathan Ross Bain, a single man, Grantees herein, their successors and assigns, all their right, title and interest in and to the following certain real estate in Davidson County, Tennessee, described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

The express purpose of this conveyance is to add child to title.

This is unimproved ( ) property known as 624 Freedom Place, Nashville, TN 37209
Improved ( )

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

Witness our hand this 22 day of January, 2024, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Nancy Diane Currey, f/k/A
Nancy Hale Bain
Nancy Diane Currey, f/k/a
Nancy Hale Bain

ACKNOWLEDGMENT

STATE OF TN)
ss
COUNTY OF Davidson)

Personally appeared before me, Ella K. Butler, a Notary Public in and for said County and State, Nancy Diane Currey, f/k/a Nancy Hale Bain the within named bargainor, individual(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Given under my hand and official seal of office at Nashville TN this 22 day of January, A.D., 2024.

NOTARY STAMP/SEAL

ELLA K. BUTLER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Ella K Butler
NOTARY PUBLIC
Notary Commission Expires: 07/09/2024

AFFIDAVIT OF VALUE

STATE OF TN)
ss
COUNTY OF Davidson)

I, or we, hereby swear or affirm that to the best of affiant's knowledge, Information, and belief, the actual consideration or value whichever is greater, for this transfer is $0.00 recordation tax code 67-4-409(a)(4).

Subscribed and sworn to before me this the 22 day of January, 2024.

(Affix Seal)

Nancy Diane Currey, F/K/A
Nancy Hale Bain
Affiant

Ella K Butler
Notary Public

My Commission Expires: 07/09/2024

ELLA K. BUTLER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

ELLA K. BUTLER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

EKB

EXHIBIT "A"
LEGAL DESCRIPTION

The land referred to herein below is situated in the **State** of **Tennessee**, **County** of **Davidson** and is described as follows:

BEING LOT NO. 25 ON THE PLAN OF WESTBORO, SECTION 5, AS OF RECORD IN BOOK 3300, PAGE 3.

SAID LOT NO. 25 FRONTS 30 FEET ON THE SOUTHEASTERLY SIDE AT FREEDOM PLACE AND EXTENDS BACK BETWEEN LINES, 165.9 FEET ON THE NORTHEASTERLY LINE AND 142.4 FEET ON THE SOUTHWESTERLY LINE TO A BROKEN LINE IN THE REAR ON WHICH IT MEASURES 180 FEET THEREON.

Deed Type: Quit Claim Deed

Grantors: NANCY HALE BAIN AKA DIANE BAIN, AN UNMARRIED WOMAN

Grantees: NANCY HALE BAIN, AN UNMARRIED WOMAN

Dated: October 11, 2022

Recorded Date: October 19, 2022

Consideration: $10.00

Book: NA

Page: NA

Instrument: 20221019-0114066

Parcel No.: 090 12 0 244.00
Property Commonly Known As: 624 Freedom Place, Nashville, TN 37209

The property address and tax parcel identification number listed are provided solely for informational purposes.

Tennessee Certification of Electronic Document

I, Tiffany Joseph, 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 January 22, 2024 (date of document).

Affiant Signature

January 22, 2024
Date

State of TEXAS

County of COLLIN

Sworn to and subscribed before me this 24th day of January, 2024

Notary's Signature

MY COMMISSION EXPIRES: 6/8/2024

NOTARY'S SEAL

