Karen Johnson Davidson County
Batch# 1109912 DEEDQC
03/11/2024 03:35:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20240311-0016824

QUITCLAIM DEED

This Instrument was prepared with information provided by Grantee without the benefit of a title search or title policy. Preparer makes no representation as to the accuracy or insurability of title.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8 DAY OF MARCH, 2024.

Notary Public

MY COMMISSION EXPIRES: 11-2-2026
(AFFIX SEAL)

LAUREN DEGEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Commerce Title & Escrow, LLC
101 Lea Avenue, Nashville, TN 37210

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
EDWARD GROCHOWALSKI AND MELODY GROCHOWALSKI	NEW OWNER	087 02 0A 029.00
(NAME)	(NAME)	
7405 THORNWOOD CT.		
(ADDRESS)	(ADDRESS)	
MT. JULIET, TN 37122		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, THAT WE, **EDWARD GROCHOWALSKI, JR., AND MELODY MYERS, NOW KNOWN AS MELODY MYERS GROCHOWALSKI**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO QUITCLAIM AND CONVEY UNTO **EDWARD GROCHOWALSKI, JR., AND MELODY MYERS GROCHOWALSKI, HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETY,** HEREINAFTER CALLED THE GRANTEES, ALL OF THEIR INTEREST IN A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, AND BEING KNOWN AND DESIGNATED AS ALL OF LOT NO. 55, FINAL PLAT, COBBLESTONE LANDING, PHASE I, AS SHOWN ON THE PLAT OF THE SAME OF RECORD IN INSTRUMENT NO. 20050822-0099471, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

BEING THE SAME PROPERTY COVEYED TO EDWARD GROCHOWALSKI, JR. AND MELODY MYERS, BY WARRANTY DEED FROM TANA J. SCHOT, OF RECORD AS INSTRUMENT NO. 20201106-0130849, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

****THE SAID MELODY MYERS HAVING SINCE MARRIED THE SAID EDWARD GROCHOWALSKI, IS NOW KNOWN AS MELODY MYERS GROCHOWALSKI.

unimproved ☐
This is improved ☒ property, known as 7405 THORNWOOD CT., MT. JULIET, TN 37122
(House Number) (Street) (City or Town) (State) (Postal Zip)

Wherever 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 my hand this 8th day of March, 2024.

EDWARD GROCHOWALSKI, JR.

MELODY MYERS, NOW KNOWN AS MELODY MYERS GROCHOWALSKI

CATHY WALKER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 8th day of March, 2024, before me personally appeared Edward Grochowalski, Jr., and Melody Myers, now known as Melody Myers Grochowalski, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that they executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 8th day of March, 2024.

Notary Public
My Commission Expires: January 4, 2027

Certificate of Authenticity

I, Mackenzie Hudson ("Affiant"), 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 3/11/24 (date).

Affiant Signature

3/11/24
Date

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this 11 day of March, 2024

Notary's Signature

My Commission Expires: 11-2-2026

Notary's Seal

LAUREN DEGEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY