Karen Johnson Davidson County
Batch# 1130739 DEEDQC
05/03/2024 01:44:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20240503-0032731

This Instrument Prepared by & Return to:
Regency Title and Escrow, LLC
1655 International Dr #101
Memphis, Tennessee 38120

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Jeffrey King** hereby sell, remise, release, convey, and quit claim unto, **The Royal Four Group LLC** all of their rights, title, and interest in the following described real property, to wit:

Land situated in ~~Shelby~~ Davidson County, Tennessee:
Being Lot No. 141, on the Plan of Section 5, Village by the Creek, of record on Plat Book 6250, page 221, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description. Said Lot No. 141 fronts 30.00 feet on the westerly margin of Brickmont Court and extends back 162.84 feet on the northerly line and a total of 148.87 feet on the southerly line to a broken line in the rear, measuring 162.88 feet, thereon.

Being the same property conveyed to by Warranty Deed of record at Instrument No. 200607310092437, dated 07/27/2006 and recorded 07/31/2006, in the Register's Office of Davidson County, Tennessee.

All parties hereto are aware and consent to this document having been prepared without the benefit of a title search and or survey.

IN TESTIMONY WHEREOF I have executed this instrument the date specified in the acknowledgment herein below.

Jeffrey King

STATE OF Tennessee COUNTY OF Rutherford

Before me, the undersigned Notary Public of the State and County aforesaid, personally appeared **Jeffrey King** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence to be the person herein named) and who, upon oath, acknowledged themselves to be the person within named and that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 30th day of April, 2024.

Monica Greer
NOTARY PUBLIC

MY COMMISSION EXPIRES:

My Commission Expires
June 22, 2026

MONICA GREER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

For recording information only:

STATE OF TENNESSEE
COUNTY OF SHELBY

I HEREBY SWEAR OR AFFIRM THAT TO THE BEST OF AFFIANT'S KNOWLEDGE, BELIEF AND INFORMATION, THE ACTUAL CONSIDERATION FOR THE TRANSFER IS $-0-

Marlon K Lewis
AFFIANT

SUBSCRIBED AND SWORN before me this the 30th day of April, 2024.

MY COMMISSION EXPIRES: 3/11/2026

NOTARY PUBLIC

CARLTON W. ORANGE
STATE OF TENNESSEE NOTARY PUBLIC
SHELBY COUNTY
MY COMMISSION EXPIRES 3-11-2026

Tax Parcel No. 050-07-0-025

PROPERTY ADDRESS:
The Royal Four Group LLC
805-807 Brickmont Ct
Nashville TN 37207

OWNER'S ADDRESS:
The Royal Four Group LLC
805-807 Brickmont Ct
Nashville TN 37207

PROPERTY OWNER:
The Royal Four Group LLC
805-807 Brickmont Ct

Nashville TN 37207

MAIL TAX BILLS TO:
The Royal Four Group LLC
805-807 Brickmont Ct

Nashville TN 37207

PREPARED BY & RETURN TO:
Regency Title & Escrow, LLC
1655 International Dr., #101
Memphis, Tennessee 38120
Office Phone (901)753-9499

I, Carlton W. Orange, 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 April 30, 2024 (date of document).

Affiant Signature

April 30, 2024
Date

State of TN

County of Shelby

Sworn to and subscribed before me this 30th day of April, 2024.

Notary's Signature

MY COMMISSION EXPIRES: 3/11/2026

Notary's Seal (if on paper)

