Karen Johnson
Batch # 1158963
07/17/2024 08:24:11 AM
Fees: $12.00 Taxes: $0.00

Davidson County
DEEDQC
1 pg

20240717-0053625

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 One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Angel Sims** ("Grantor"), a single woman, hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Faith Alexandria Wright,** (Grantee), a single woman all of her rights, title, and interests in the following described real property, to wit:

Parcel I - 0 14th Ave N, Nashville, TN 37208 - M&P 081 16 0 328.00

Land in Davidson County, Tennessee being the southeast part of Lot No 39 on the Map of McGavocks Plan of Lots
Said part of lot fronts 34 feet on the northerly side of the first alley south of Scovel Street, formerly Madison Street, and runs back between parallel lines, parallel to and 25 feet east of 14th Avenue north to a dead line.

Being all or part of the same property conveyed to Grantor herein by Warranty Deed of record at Instrument Number 20230915-0072739 in said Register's Office.

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 Grantor herein by Warranty Deed of record at Instrument Number **20220420-0045935** in said Register's Office.

IN TESTIMONY WHEREOF I/we have executed this instrument the 16th day of **July, 2024.**

Angel Sims

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, **Angel Sims,** 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 16th day of **July, 2024.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 1.11.2026

TONIA Y. KEYS
TENNESSEE NOTARY PUBLIC
My Comm Exp. 1.11.2026
COUNTY OF DAVIDSON

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.**

AFFIANT

SUBSCRIBED AND SWORN before me this the 16th day of **July, 2024.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 1.11.2026

TONIA Y. KEYS
TENNESSEE NOTARY PUBLIC
My Comm Exp. 1.11.2026
COUNTY OF DAVIDSON

PROPERTY OWNER: **Faith Alexandria Wright**
OWNER'S ADDRESS: P O Box 325 Whites Creek, TN 37189
MAIL TAX BILLS TO: owner at owners address