Karen Johnson
Batch # 1161217
07/24/2024 10:00:10 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20240724-0055811

QUIT CLAIM DEED

ADDRESS NEW OWNER AS FOLLOWS:
Kelly L. Corcoran
2708 Mashburn Road
Nashville, Tennessee 37210

SEND TAX BILLS TO:
New Owner

MAP-PARCEL NOS.
119-11-0-050.00

THIS INSTRUMENT PREPARED BY:
SchlitzLAW
4235 Hillsboro Pike, Suite 300
Nashville, Tennessee 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $-1.00-

Kelly L. Corcoran
Affiant

STACEY SCHLITZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-8-2028

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

Stacey Schlitz
Notary Public

My Commission Expires: March 8, 2028
(Affix Seal)

FOR AND IN CONSIDERATION of the sum of One ($1.00) Dollar, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned **Kelly L. Corcoran, a married woman**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and quitclaim to **Kelly L. Corcoran, an unmarried woman,** hereinafter called the Grantee, its successors and assigns, all of Grantor's interest in and to a certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows: to-wit::

Land in Davidson County, Tennessee, Being Lot No. 27 on the map of Mashburn Heights, of record in Book 1836, page 1, Register's Office for Davidson County, Tennessee.

Said Lot No. 27 fronts 72 feet on the westerly side of Mashburn Road and runs back between parallel lines, 177.5 feet to a dead end.

Being all of the same property conveyed to Kelly L. Corcoran, a married woman, from Kelly L. Corcoran and Joshua M. Carter, as joint tenants with right of survivorship, by quitclaim deed in Instrument No. 20230717-0054542, dated July 17, 2023, Register's Office for Davidson County, Tennessee.

This is improved property known as: 2708 Mashburn Road, Nashville, Tennessee, 37210.

Said property is conveyed subject to such limitation, restrictions and encumbrances as may affect the premises.

This instrument was prepared from information supplied by the parties. No title examination, survey, or settlement has been performed and SchlitzLAW, shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

IN WITNESS WHEREOF, this instrument has been executed this 22nd day of July, 2024.

Kelly L. Corcoran

Kelly L. Corcoran

ACKNOWLEDGEMENT

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared **Kelly L. Corcoran**, with whom I am personally acquainted, and who, upon oath, acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office, this 22nd day of July, 2024.

Stacey Schlitz

Notary Public

My commission expires: March 8, 2028

STACEY SCHLITZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-8-2028