## QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 1169136 DEEDQC
08/14/2024 11:27:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240814-0062041

STATE OF TENNESSEE
COUNTY OF Williamson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF AUGUST, 2024.

Notary Public

COMMISSION EXPIRES:

(AFFIX SEAL)

DAKOTA W. UNDERWOOD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF MAURY
My Commission Expires Apr. 18, 2026

**THIS INSTRUMENT WAS PREPARED BY:**
**Raulston & Associates, PLLC, 345 Frazier Ave, Ste 103, Chattanooga, TN 37405**

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILL TO: | MAP-PARCEL NUMBERS: |
|---|---|---|
| Dhaneesha Lanke and Vishal Grandhe | Paramount Residential Mortgage Group | 147-15-0-119.00 |
| (Name) 500 Whispering Hills Dr | 1265 Corona Pointe Ct | |
| (Address) Nashville, TN 37211 | Corona, CA 92879 | |

For and in consideration of the sum of One Dollar ($1.00) cash in hand paid by GRANTEE, the receipt of which is hereby acknowledged, **Dhaneesha Lanke, a single woman**, having since married, hereinafter called the GRANTOR, does hereby quitclaim and convey unto **Dhaneesha Lanke and Vishal Grandhe, wife and husband,** GRANTEE, all right, title, and interest in the said property, which said Grantor has, situated in Davidson County, Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 144 on the Plan of Whispering Hills, Section 1, as shown by plat and survey of record in Plat Book 2331, page 82, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Dhaneesha Lanke, by Warranty Deed from Jacob Catt and Chelsey Catt, dated April 6, 2021 and recorded April 14, 2021, of record in Instrument No. 20210414-0049984 in the Register's Office for Davidson County, Tennessee.

Same legal description as prior deed.

This is improved property located at 500 Whispering Hills Dr, Nashville, TN 37211.

THIS INSTRUMENT WAS PREPARED WITHOUT A TITLE SEARCH OF THE SUBJECT PROPERTY.

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

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.

**IN WITNESS WHEREOF,** the GRANTOR has hereunder set their hand this 12th day of August, 2024.

**Dhaneesha Lanke**

**STATE OF TENNESSEE**
**COUNTY OF** Williamson

Personally appeared before me, a Notary Public of said County and State, the within named **Dhaneesha Lanke,** with whom I am personally acquainted, or proved on the basis of satisfactory evidence, and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 12th day of August, 2024.

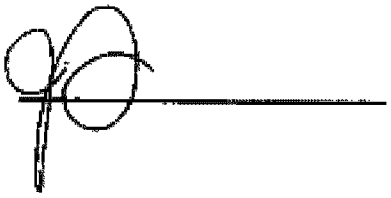
My Commission Expires: _____

NOTARY PUBLIC

DAKOTA W. UNDERWOOD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF MAURY
My Commission Expires Apr. 18, 2028

# TRUE COPY CERTIFICATION

I, Jessica R Gunnell do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic documents 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 8/12/2024.



8/12/2024
Date

State of TENNESSEE
County of HAMILTON

Sworn and subscribed before me this 12th day of AUGUST, 2024.

Notary Public
My commission expires: 9.9.2025

