Karen Johnson Davidson County
Batch# 1178474 DEEDQC
09/06/2024 01:33:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20240906-0068789

Send Tax Statements To:
New Owner

This Instrument Prepared By:
Kris Oliver, Attorney at Law
Advance Title of Murfreesboro, Inc.
1500 Medical Center Parkway
Murfreesboro, TN 37129

Name and Address of New Owner:
MATaylor LLC
2003A GALBRAITH DRIVE
Nashville, TN 37215

From Information Furnished By

The Parties. No title search was performed be the preparer and no tax advise was given to Grantor or Grantee.

Map 173060B02700CO

STATE OF TENNESSEE)
)
COUNTY OF RUTHERFORD)

QUITCLAIM DEED

FOR AND IN COSIDERATION of the sum of ONE AND NO/100 DOLLARS ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, the undersigned, **MICHEL TAYLOR,** has this day bargained and sold and does hereby convey and quitclaim unto **MATaylor LLC, a Tennessee Limited Liability Company**, its heirs and assigns, forever, all of his rights, title and interest in and to that certain parcel of real estate located in Davidson County, State of Tennessee, and being described as follows, to-wit:

LAND lying in Davidson County, Tennessee, and being more particularly described as follows:

BEING all of Lot No. 27, on the Final Plat of Cambridge Park Subdivision, Phase 2 & 3, as shown by plat appearing of record in Instrument No. 20160609-0058582, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of location and description of said lot.

BEING the same property conveyed to Michel Taylor, a married man, by Warranty Deed of record in Instrument Number ___202409060068787___, Register's Office for Davidson County, Tennessee.

IN WITNESS WHEREOF, the undersigned has executed this instrument on this 3 day of Sept., 2024.

MICHEL TAYLOR

STATE OF TENNESSEE)
)
COUNTY OF RUTHERFORD)

Before me, the undersigned authority, a Notary Public in and for said County and State, personally appeared **MICHEL TAYLOR**, the within named bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument (QUITCLAIM DEED) for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL at office in Murfreesboro, Tennessee, this the 3 day of September, 2024.

BREANNA LAUX STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

NOTARY PUBLIC
My Commission Expires: 12-19-26

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer is none.

AFFIANT

SWORN to and subscribed before me,
this the 3 day of September, 2024.

BREANNA LAUX STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

NOTARY PUBLIC
My Commission Expires: 12-19-26

Tennessee Certification of Electronic Document

I, Kayla Dodd, 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 9-3-24 (date of document).

Affiant Signature

9-6-24
Date

State of TN

County of Rutherford

Sworn to and subscribed before me this 6 day of September, 2024.

Notary's Signature

BREANNA LAUX
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

NOTARY'S SEAL

MY COMMISSION EXPIRES: 12-19-26