Karen Johnson Davidson County
Batch# 1182904 DEEDQC
09/18/2024 09:13:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20240918-0072203

Recordation Requested By/Return to:
PRIORITY TITLE & ESCROW
641 LYNNHAVEN PKWY, STE 200
VIRGINIA BEACH, VA 23452
File No. 082419844

This Instrument Prepared By:
REGINALD HARRION TN Bar No. 040700
c/b/o BC LAW FIRM, P.A.
1803 S. KANNER HWY
STUART, FL 34994

NO REPRESENTATION BY PREPARER AS TO ANY MATTERS OF TITLE OR LEGAL DESCRIPTION/SURVEY

QUITCLAIM DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX NOTICES TO:	MAP PARCEL NUMBERS
PROPERTYMC, LLC	PROPERTYMC, LLC	06016027200
332 HIDDEN SPRINGS COVE NASHVILLE, TN 37207	332 HIDDEN SPRINGS COVE NASHVILLE, TN 37207	

Executed this 16th day of Sept 2024.

KNOW ALL MEN BY THESE PRESENTS, THAT FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00), IN HAND PAID TO **MICHAEL MERCER**, HEREINAFTER CALLED THE GRANTOR, DO/DOES HEREBY REMISE, RELEASE AND FOREVER QUITCLAIM TO **PROPERTYMC, LLC**, HEREINAFTER CALLED THE GRANTEE, HIS/HER/ITS SUCCESSORS, HEIRS AND ASSIGNS, ALL MY/THEIR RIGHT, TITLE AND INTEREST IN AND TO A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

A certain tract or Parcel of Land in Davidson County, State of Tennessee, Described as Follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 4A Zone Lot Division of Lots 4 thru 9 as shown on the Resubdivision Plan of Lot No. 3 and a part of Lot No. 4, Joywood Heights, Section III in Book 5200, page 729, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Parcel No: 060 16 0 272.00

Being all and the same lands and premises conveyed to Michael Mercer by Ronald B. Hayes in a Warranty Deed dated 01/08/2009 and recorded 01/22/2009 in Instrument No. 20090122-0005541 in the official records of Davidson County, TN.

Property known as: 2731 BULLOCK AVENUE, NASHVILLE, TN 37207
This instrument was prepared without the benefit of a title examination.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 16th day of Sept, 2024

Michael D Mercer

MICHAEL MERCER

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, Derrick M Bradshaw of the state and county mentioned, personally appeared **MICHAEL MERCER**, to me known to be the person(s) described in and who executed the foregoing instrument for the purposes therein contained.
(seal)

Notary Public
Printed Name: Derrick M Bradshaw
My Commission Expires: 1-24-2028

DERRICK M. BRADSHAW
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

VALUATION AFFIDAVIT

I hereby swear or affirm that the actual consideration or value, whichever is greater, for this transfer is $ 10.00.

Affiant

STATE OF TENNESSEE

COUNTY OF Davidson

Subscribed and sworn before me this the 16 day of Sept, 2024

Notary Public

My commission expires: 1-24-2028

DERRICK M. BRADSHAW
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Tennessee Certification of Electronic Document

I, Deborah Costello, 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 09/16/2024 (date of document).

Deborah Costello
Affiant Signature

9/17/2024
Date

State of Virginia

County of Virginia Beach
City

Sworn to and subscribed before me this 17th day of Sept, 2024.

Kristen A Anglin
Notary's Signature

MY COMMISSION EXPIRES: 12/31/2026

NOTARY'S SEAL

KRISTEN A. ANGLIN
NOTARY PUBLIC
REGISTRATION # 7079469
COMMONWEALTH OF VIRGINIA
MY COMMISSION EXPIRES
DECEMBER 31, 2026