Karen Johnson Davidson County
Batch# 1242285 DEEDQC
02/28/2025 03:53:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20250228-0015241

Recordation Requested By/Return to:
PRIORITY TITLE & ESCROW
641 LYNNHAVEN PKWY, STE 200
VIRGINIA BEACH, VA 23452
File No. 122432269

This Instrument Prepared By:
REGINALD HARRION TN Bar No. 040700
o/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

NEW OWNER(S) AS FOLLOWS:	SEND TAX NOTICES TO:	MAP PARCEL NUMBERS
DAVID SUTTON	DAVID SUTTON	026 09 0 025.00
218 CIMA DRIVE GOODLETTSVILLE, TN 37072	218 CIMA DRIVE GOODLETTSVILLE, TN 37072	

Executed this Feb day of 21 2025.

KNOW ALL MEN BY THESE PRESENTS, THAT FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00), IN HAND PAID TO **DAVID SUTTON AND AMELIA SUTTON, UNMARRIED WHO ACQUIRED TITLE AS HUSBAND AND WIFE**, HEREINAFTER CALLED THE GRANTOR, DO/DOES HEREBY REMISE, RELEASE AND FOREVER QUITCLAIM TO **DAVID SUTTON, UNMARRIED**, 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:

Being lot no. 31 on the plan of Clark place, section 5, as of record in Plat Book 2331, Page 159, register's office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being all and the same lands and premises conveyed to David Sutton and Amelia Sutton, husband and wife by Luann Key and Husband, Wayne Key in a Deed dated 02/19/2021 and recorded 02/25/2021 in Instrument No. 20210225-0023614, in the Clerk's Office of the Circuit Court of Davidson, Tennessee.

Property known as, 218 CIMA DRIVE, GOODLETTSVILLE, TN 37072

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 21 day of Feb, 2025.

DAVID SUTTON

STATE OF Tennessee

COUNTY OF Davidson

Before me, Derrick M Bradshaw of the state and county mentioned, personally appeared **DAVID SUTTON**, 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

Witness my hand this 21 day of Feb, 2025.

AMELIA SUTTON

STATE OF Tennessee

COUNTY OF Davidson

Before me, Derrick M Bradshaw of the state and county mentioned, personally appeared **AMELIA SUTTON**, 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

OATH OF VALUE CONSIDERATION

STATE OF Tennessee
COUNTY OF Davidson

I, OR WE, HEREBY SWEAR AND AFFIRM THAT THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $10.00.

Affiant

Subscribed and sworn to before me this the 21 day of Feb, 2025.

Notary Public

My commission expires: 1-24-2028

(seal)

DERRICK M. BRADSHAW
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Tennessee Certification of Electronic Document

I, Simone Cummings-Long, 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 2/21/25 (date of document).

Affiant Signature

2/21/25
Date

State of VA

~~County~~ City of Virginia Beach

Sworn to and subscribed before me this 21st day of February, 2025.

Notary's Signature

MY COMMISSION EXPIRES: 09/30/2025

NOTARY'S SEAL



