Karen Johnson Davidson County
Batch# 1251549 DEEDQC
03/25/2025 08:22:30 AM 6 pgs
Fees: $32.00 Taxes: $0.00
20250325-0022088

File No: 2001861084

After Recording, Send to:
National Link
1000 Commerce Drive, Suite 300
Pittsburgh, PA 15275

Prepared by: Thomas Granville McCroskey, Esq., Tennessee Bar No. 15569, Cordell Law LLC, 5315 N Clark Street #173, Chicago, IL 60640, (866) 363-3337.
The preparer of this instrument has neither been requested to nor has the preparer conducted a title search or an inspection of the real property transferred hereby. No representations or warranties as to accuracy of the description, the status of title or condition of the real property have been made by the preparer.

New Owner Address/Send Tax Bills To:
LAUSE MINA NORMIL, 5821 COUCH DRIVE, NASHVILLE, TN 37209

Exempt: Section 67-4-409(a)(1)(C)(v): Domestic settlement decrees and/or domestic decrees and/or deeds that are an adjustment of property rights between divorcing parties

Tax Parcel Number: 091-06-1E-002-00

QUITCLAIM DEED

SHANE EDWARD KREVIS, unmarried, and **LAUSE MINA NORMIL,** unmarried, ("Grantor"), a formerly married couple who are now divorced pursuant to the Decree of Divorce filed in the Circuit Court, Wilson County, Tennessee, Docket No 2022-DC-589, of 5821 COUCH DRIVE, NASHVILLE, TN 37209, for and in consideration of $1.00 (One Dollar and Zero Cents) and other good and valuable consideration in hand paid, receipt of which is hereby acknowledged, conveys and quitclaims to **LAUSE MINA NORMIL,** unmarried, ("Grantee"), whose tax mailing address is 5821 COUCH DRIVE, NASHVILLE, TN 37209, with quitclaim covenants, his/her/their interest in the following described real estate in the County of Davidson, State of Tennessee:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT B, TOGETHER WITH COMMON AREAS, AS ESTABLISHED BY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR 5819 COUCH DRIVE TOWNHOMES, A HORIZONTAL PROPERTY REGIME WITH PRIVATE ELEMENTS OF RECORD AS INSTRUMENT NO. 20170126-0008629 AND AMENDED IN INSTRUMENT NO. 20171010-0103476 AND BEING SHOWN ON PLAT ATTACHED THERETO AS EXHIBIT "B", IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY.

Assessor's Parcel No: 091-06-1E-002-00

Property Address is: 5821 COUCH DRIVE, NASHVILLE, TN 37209

BEING THE SAME PROPERTY AS CONVEYED FROM JORGE LEON, UNMARRIED TO LAUSE MINA NORMIL AND SHANE EDWARD KREVIS, A MARRIED COUPLE AS DESCRIBED IN WARRANTY DEED, INSTRUMENT NO. 20190501-0040554, DATED 04/29/2019, RECORDED 05/01/2019, IN DAVIDSON COUNTY RECORDS.

The grantee promises to pay the indebtedness remaining due on that certain promissory note dated 1/21/2021 in the original amount of $369,000.00 and to assume the obligations shown in the Deed of Trust executed to secure performance thereof, which was recorded 1/27/2021 Instrument number 20210127-0012040 of Davidson County records.

Title to the property hereinabove described is subject to the following: a) real estate taxes and assessments not yet due and payable; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) legal roads and highways; and e) any rights of tenants in possession.

Executed by the undersigned on March 19, 2025.

SHANE EDWARD KREVIS

STATE OF TN
COUNTY OF Davidson

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT **SHANE EDWARD KREVIS**, personally known to me, or has produced Drivers License as identification, to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that (he/she/they) signed, sealed, and delivered the said instrument as (his/her/their) free and voluntary act for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 19 day of March 2025

Notary Public

My Com Exp 07/03/28



Executed by the undersigned on March 19, 2025

Lause Mina Normil

LAUSE MINA NORMIL

STATE OF TN
COUNTY OF Davidson

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT **LAUSE MINA NORMIL**, personally known to me, or has produced Driver License as identification, to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that (he/she/they) signed, sealed, and delivered the said instrument as (his/her/their) free and voluntary act for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 19 day of March 2025

Notary Public

My Com Exp 07/03/28



STATE OF TN
COUNTY OF Davidson

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $1.00.

Laura Mina Nasir
Affiant

Subscribed and ~~sworn to~~ before me on this the 19 day of March, 20 25.

Notary Public

My Commission Expires: 07/03/28

SEAL

STATHOS DONNELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENT

I, Angela Bixler 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 the of 19 March 2025 (date of document).

Angela Bixler

Affiant Signature Date 21 **March, 2025**

State of PA **County of** Allegheny

Sworn to and subscribed before me this 21 **day of** March **2025.**

Notary's Signature – James Quigley

MY COMMISSION EXPIRES: 12/16/2028

NOTARY'S SEAL (if on paper):

Commonwealth of Pennsylvania - Notary Seal
James Quigley, Notary Public
Allegheny County
My commission expires December 16, 2028
Commission number 1387790
Member, Pennsylvania Association of Notaries