(2)

This instrument prepared by:

Windmill Title, LLC
7103 Bakers Bridge Ave., Ste 103
Brentwood, TN 37027
Phone: (615) 613-0483

Davidson County DEEDQC
Recvd: 04/10/17 16:18 3 pgs
Fees:18.00 Taxes:18.50
20170410-0035114

The actual consideration is $5,000.00.

Regina S Oddoye
AFFIANT

NEW OWNER:

Brandon Knox
415 Charlesgate Ct.
Nashville TN 37215

Subscribed and sworn to before me this
the 4TH day of APR, 2017.

SEND TAX BILLS TO:

New owner

RYAN A. RAFOTH
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

NOTARY PUBLIC

MAP/PARCEL:

081-07-0-102.00

My Commission Expires: 6.25.20

QUITCLAIM DEED

In consideration of 10.00 and other good and valuable consideration, **Regina Oddoye, unmarried** (hereinafter referred to as "Grantor"), does convey all of his/her/their undivided right, title and interest to the hereinafter described property to **Brandon Knox** *a/k/a Brandon C. Knox (hereinafter referred to as "Grantee"). Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee, being the southerly 50 feet of Lot No. 9 on Ira Crandall's Plan of Lots as of record in Deed Book 17, page 297, Register's Office for Davidson County, Tennessee, described as follows:

Said part of Lot No. 9 fronts 50 feet on the westerly side of 12th Avenue North, formerly Sangster Street, and extends back between parallel lines 130 feet to an alley.

Being the same property conveyed to The Metropolitan Government by Final Decree Confirming Sale from Claudia C. Bonnyman, Chancellor of the Chancery Court for Davidson County, Tennessee, of record in Instrument No. 20131022-0110204, Register's Office for Davidson County, Tennessee, dated December 20, 2012 and recorded on October 22, 2013.

Former owner, Regina Oddoye, surviving tenant by entirety, surviving spouse of Emmanuel Oddoye, executes this quit claim deed to convey her interest in the subject property, if any.

This property is commonly known as 2017 12th Avenue N Nashville, TN 37208.

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose, makes this conveyance to Grantees.

IN WITNESS WHEREOF, effective this the 4TH day of APR, 2017.

GRANTOR:

Regina Oddoye

NOTE:

THIS DEED WAS PREPARED BASED UPON THE REQUEST AND INSTRUCTIONS OF THE GRANTORS, WITHOUT THE BENEFIT OF A TITLE SEARCH OR A SEARCH FOR LIENS AGAINST THE GRANTEES, WHICH MAY ATTACH TO THE PROPERTY AS A RESULT OF THIS CONVEYANCE, AND NO LEGAL OR TAX ADVICE WAS GIVEN BY THE PREPARER.

STATE OF TN

COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Regina Oddoye with whom I am personally acquainted (or proven to me upon the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed this instrument for the purposes contained therein.

Witness my hand, at office, the 4TH day of APR., 2017.

My Commission Expires: 5-25-20

20161592C

NOTARY PUBLIC

RYAN A. RAFOTH
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

True Copy Certification

I, Alyssa Rayne, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Alyssa Rayne

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Ashley Ann Reiss, a notary public for this county and state, Alyssa Rayne who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Ashley Ann Reiss

Notary's Signature

My Commission Expires: 2/9/2020

Notary' Seal (if on paper)

