After recording return to:
Janie R. Osborne
1024 Ainsworth Circle
Antioch, TN 37013
File No. 17-611258

This document prepared by:
John O. Windsor, Esq.
1775 Lelia Drive Suite E (2nd floor)
Jackson, MS 39216
866-333-3081

Davidson County DEEDQC
Recvd: 07/14/17 14:34 4 pgs
Fees:22.00 Taxes:0.00
20170714-0071156

Parcel ID No.: 15003038200

QUIT CLAIM DEED

THIS DEED made and entered into on this 10 day of July, 2017, by and between **Janie R. Osborne, an unmarried person and Leroy Osborne, an unmarried person, formerly wife and husband**, a mailing address of 1024 Ainsworth Circle, Antioch, TN 37013, hereinafter referred to as Grantor(s) and **Janie R. Osborne, an unmarried person**, a mailing address of 1024 Ainsworth Circle, Antioch, TN 37013, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ZERO and NO/100 ($0.00) DOLLARS, do this day remise, release and quitclaim to the said Grantee(s) the following described real estate located in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 436 on the Plan of Section Nine, "The Country", of said record in Plat Book 6900, Page 285 and 286, Register's Office for Davidson County, Tennessee.

Said Lot No. 436 fronts 39.50 feet on the Southerly margin of Ainsworth Circle and extends back 155.65 feet on the Easterly line and 116.50 feet on the Northerly line to a broken line in the rear, measuring 174.45 feet thereon.

Being the same property conveyed to Janie R. Osborne, married and husband, Leroy Osborne from Dan Martin, Jr., by Warranty Deed dated April 28th, 2005, of record as Instrument No. 20050502-0048820 and re-recorded as Instrument No. 20050725-0086012, in the Register's Office of Davidson County, Tennessee.

Commonly known as: 1024 Ainsworth Circle, Antioch, TN 37013

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

Janie R. Osborne

Janie R. Osborne

Leroy Osborne

Leroy Osborne

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned notary public of the aforesaid County and State, Janie R. Osborne, the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Antioch, TN, this 6 day of July, 2017.

Olivia Goodloe

Notary Public
My Commission expires: 05/05/2020

OLIVIA GOODLOE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned notary public of the aforesaid County and State, Leroy Osborne, the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Antioch, TN, this 6 day of July, 2017.

Olivia Goodloe

Notary Public
My Commission expires: 05/05/2020

OLIVIA GOODLOE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

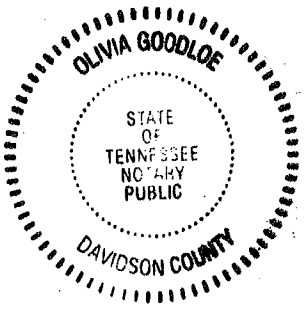
VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that to the best of knowledge, information, and belief of the Affiant, that the actual consideration for this transfer is $0.00.

Janie R. Osborne
Affiant

STATE OF Tennessee
COUNTY OF Davidson

Sworn to before me this 6 day of July, 2017.



Olivia Goodloe
Notary Public
My Commission Expires: 05/05/2020

Name and address for person(s) responsible for taxes:

Janie R. Osborne
1024 Ainsworth Circle
Antioch, TN 37013

Name and address of property owner:

Janie R. Osborne
1024 Ainsworth Circle
Antioch, TN 37013

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and/or their agents; no boundary survey was made at the time of this conveyance.

True Copy Certification

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

Signature

County of Placer)
) ss.
State of CA)

On 8.21.14 before me, Maria Spaeth, Notary Public personally appeared Terri Miskell who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.
WITNESS my hand and official seal.

Maria Spaeth

MARIA SPAETH
Commission # 2075526
Notary Public - California
Placer County
My Comm. Expires Aug 20, 2018