THIS INSTRUMENT PREPARED BY:
April MacIntyre
Curphey & Badger PA
25400 US Highway 19 North, Suite 236
Clearwater, Florida 33763

Bill Garrett Davidson County
Batch# 42362 DEEDQC
12/28/2017 10:35:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20171228-0131821

QUIT CLAIM DEED

Return To:

New Owner(S) Address &
Mail Tax Statements To:
Donita Oliver
128 Harrington Avenue
Madison, TN 37115

Property Tax ID#: 052-01-0-071.00
File #: NTN-1290747

For and in consideration of ZERO and 00/100 Dollars ($0.00) and NO other good or valuable consideration, We, DONITA OLIVER f/k/a DONITA BRINSON, unmarried, as Grantor, hereby convey all rights, titles and interests that we may have in to DONITA OLIVER, unmarried, as Grantees, to the following described real property located in Davidson County, Tennessee, to wit:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT A

Parcel ID: 052-01-0-071.00
Property Address: 128 Harrington Avenue Madison, TN 37115

Prior Deed recorded 09/11/2008, in Document Number 20080911-0092974, Davidson County Court Clerk's Office.

Witness our hands this the 22 day of Dec., 2017.

Donita Oliver f/k/a Donita Brinson

DONITA OLIVER f/k/a
DONITA BRINSON

STATE OF TN }

COUNTY OF Davidson }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within, DONITA OLIVER f/k/a DONITA BRINSON, the Grantors, with whom I am personally acquainted (or who have proven to me on the basis of satisfactory evidence), and who have acknowledged and executed the within Quitclaim Deed for the purposes therein contained.

JANA DRURY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER
My Comm. Expires January 29, 2020

Witness my hand and official seal this the 22 day of Dec., 2017.

Jana Drury
Notary Public
My Commission expires: 01-29-20

We hereby swear or affirm that to the best of our knowledge, information and belief that actual consideration for the transfer is $0.00.

Donita Oliver f/k/a Donita Brinson
DONITA OLIVER f/k/a
DONITA BRINSON

JANA DRURY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER
My Comm. Expires January 29, 2020

Subscribed and sworn to before me this the 22 day of Dec., 2017.

Jana Drury
Notary
My Commission expires: 01-29-20

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 Grantors/Grantees and /or their agents; no boundary survey was made at the time of this conveyance.

EXHIBIT "A"

DESCRIBED PROPERTY LOCATED IN DAVIDSON COUNTY, TENNESSEE TO WIT:

LOT NUMBER 29 AND 30 ON THE MAP OF THE MADISON REALTY COMPANY'S SUBDIVISION OF RECORD IN BOOK 547, PAGE 165, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF SAID LOT:

BEING THE SAME PROPERTY OR A PORTION OF THE SAME PROPERTY CONVEYED TO DONITA BRINSON BY INSTRUMENT DATED JULY 30, 2008 FROM HSBC BANK USA, N.A., AS INDENTURE TRUSTEE FOR THE REGISTERED HOMEDERS OF RENAISSANCE HOME EQUITY LOAN TRUST 2005-4, RENAISSANCE HOME EQUITY LOAN ASSET-BACKED NOTES, SERIES 2005-4 FILED ON SEPTEMBER 11, 2008 AS DOCUMENT NUMBER 20080911-0092974 AND IN BOOK AT PAGE IN THE DAVIDSON COUNTY RECORDS.

Commonly known as: 128 Harrington Avenue, Madison, TN 37115
Parcel Number: 052-01-0-071.00 052-01-0-070.00

Tennessee Certification of Electronic Document

I, Ryan Welch, do hereby make oath that I am a licensed attorney and/or the
Signer's Name

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.

Signature

State of Texas

County of Williamson

Personally appeared before me, Andrea Pasciak, a notary public for this county and
Notary's Name

state, Ryan Welch, who acknowledges that this certification of an electronic
Signer's Name

document is true and correct and whose signature I have witnessed.

Notary Signature

MY COMMISSION EXPIRES: 03-08-2021

NOTARY'S SEAL

ANDEREA LYN PASCIAK
Notary Public, State of Texas
Comm. Expires 03-08-2021
Notary ID 131035137

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registrars prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subsection (2).