AFTER RECORDING RETURN TO:
Closing USA, LLC
7665 Omnitech Pl.
Victor, NY 14564
File No. CL180051446LD

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

Tax ID No.: 181 01 0A 016.00

Karen Y Johnson Davidson County
Batch# 181379 DEEDQC
01/08/2019 09:01:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20190108-0001880

QUIT CLAIM DEED

THIS DEED made and entered into on this 2ND day of Jan, 2019, by and between **Vickie B. Wharton A/K/A Vicki B. Wharton and Victor L. Wharton, Sr., wife and husband**, a mailing address of 6901 Sunnywood Dr, Nashville, TN 37211, hereinafter referred to as Grantor(s) and **Vickie B. Wharton and Victor L. Wharton, Sr., wife and husband**, a mailing address of 6901 Sunnywood Dr, Nashville, TN 37211, 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:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

Also known as: 6901 Sunnywood Dr, Nashville, TN 37211

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

Being the same property conveyed to the Grantor(s) in a prior Deed recorded under Document Number: 20150623-0060183, recorded on 06/23/2015 in Davidson County, Tennessee.

And that said conveyance does not render the Grantor(s) insolvent nor is it for the purpose of defrauding any of the creditors of the Grantor(s).

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

Vickie B. Wharton
Vickie B. Wharton

Vicki B. Wharton
A/K/A Vicki B. Wharton

Victor L. Wharton
Victor L. Wharton, Sr.

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned notary public of the aforesaid County and State, **Vickie B. Wharton A/K/A Vicki B. Wharton and Victor L. Wharton, Sr.**, 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 Nashville, TN, this 2ND day of January, 20 19.

Karen R. Campbell
Notary Public
My Commission expires: Nov. 8, 2021

KAREN R. CAMPBELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 8, 2021

No title exam performed by the preparer. Legal description and party's names provided by the party.

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.

Victor L. Wharton Sr
Affiant

STATE OF Tennessee
COUNTY OF Davidson

Sworn to before me this 2ND day of Jan, 2019.

Karen R. Campbell
Notary Public
My Commission Expires: Nov. 8, 2021

KAREN R. CAMPBELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV 8, 2021

Name and address for person(s) responsible for taxes:
Vickie B. Wharton and Victor L. Wharton, Sr.
6901 Sunnywood Dr
Nashville, TN 37211

Name and address of property owner:
Vickie B. Wharton and Victor L. Wharton, Sr.
6901 Sunnywood Dr
Nashville, TN 37211

LEGAL DESCRIPTION

The following described real estate located in the County of Davidson, State of Tennessee:

Land in Davidson County, Tennessee being Lot No. 16 on the Plan of Sugar Valley, Section One of record in Plat Book 9700, Page 374 and amended Book 9700, Pages 709-711, Register's Office for said county, to which plan reference is hereby made for a more complete description.

Tax ID/APN#: 181 01 0A 016.00

True Copy Certification

I, Lauren Murray, 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.

Signature

State of New York

County of Orleans

Personally appeared before me, Christopher Reynolds, a notary public for this county and state, Lauren Murray who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires:
03/17/2019

Notary Seal (if on paper)

CHRISTOPHER REYNOLDS
Notary Public, State of New York
No. 01RE5074578
Qualified in Orleans County
Commission Expires on March 17, 20[illegible]