Karen Johnson Davidson County
Batch# 196145 DEEDQC
02/19/2019 09:18:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20190219-0014547

Commitment Number: 24826027
Seller's Loan Number: 1118046458

After Recording Return To:
ServiceLink
1355 Cherrington Parkway
Moon Township, PA 15108

This instrument prepared by:
Jay A. Rosenberg, Esq., Member Tennessee Bar, Rosenberg LPA, Attorneys At Law, 3805 Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605 Fax: (866) 611-0170.

New Property Owner/Mail Tax Statements To:
Zachery R. Georgulis, 4844 Shasta Dr., Nashville, TN 37211

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
133 16 0 243.00

QUITCLAIM DEED

Exempt: Section 67-4-409(a)(4): This is a quitclaim deed given for no monetary consideration and pursuant to Tennessee Code Section 67-4-409(a)(4) no transfer tax is due.

Zachery R. Perritt, N/K/A Zachery R. Georgulis, single, whose mailing address is **4844 Shasta Dr., Nashville, TN 37211**, hereinafter grantor, for $0.00 (Zero Dollars and Zero Cents) in consideration paid, grants and quitclaims to **Zachery R. Georgulis, single**, hereinafter grantee, whose tax mailing address is **4844 Shasta Dr., Nashville, TN 37211**, with quitclaim covenants, all right, title, interest and claim to the following land in the following real property:

Land in the Fifth Civil District of Davidson County, Tennessee, being Lot 1 on the Subdivision of the Thomas J. Golliher Property as of record in Plat Book 6050, Page 268, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description. Being the same parcel conveyed to Zachery R. Perritt from Scott H. Huffman, by virtue of a deed dated 5/31/2018, recorded 6/7/2018, as instrument no. 20180607-0054939 county of Davidson, state of Tennessee
Property Address is: 4844 Shasta Dr., Nashville, TN 37211

DERIVATION CLAUSE

The instrument constituting the Grantor's source of title in the property described herein was a 201806070054939 recorded in the Register's Office of Davidson County, Tennessee.

Parcel ID: 133 16 0 243.00

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

The real property described above is conveyed subject to and with the benefit of: All easements, covenants, conditions and restrictions of record; in so far as in force applicable.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

Executed by the undersigned on 02/04, 2019:

Zachery R. Perritt, N/K/A Zachery R. Georgulis

STATE OF Kentucky
COUNTY OF Jefferson

The foregoing instrument was acknowledged before me on Feb 7, 2019 by **Zachery R. Perritt, N/K/A Zachery R. Georgulis** who is personally known to me or has produced Driver's License as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.

Notary Public

OFFICIAL SEAL
FRANKLIN S. YUDKIN
NOTARY PUBLIC - KENTUCKY
STATE-AT-LARGE
My Comm. Expires January 18, 2023
ID # 614306

State of Kentucky
County of Jefferson

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 $0.

Subscribed and sworn to before me

This 7 day of Feb, 2019.

Affiant

Zachary R Cockrell S
Print Name

(Seal)

Notary Public

My commission expires:

Franklin S Yudkin
Print Name

OFFICIAL SEAL
FRANKLIN S. YUDKIN
NOTARY PUBLIC - KENTUCKY
STATE-AT-LARGE
My Comm. Expires January 18, 2023
ID # 614306

True Copy Certification

I, Amy Cox, 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 PA

County of Allegheny

Personally appeared before me, [Name of Notary], a notary public for this county and state, [name of person making certification] who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Melanie Miller

*Amy Cox

Notary's Signature

My Commission Expires: 4-27-22

Notary' Seal (if on paper)

Commonwealth of Pennsylvania - Notary Seal
Melanie Miller, Notary Public
Beaver County
My commission expires April 27, 2022
Commission number 1223686
Member, Pennsylvania Association of Notaries