Karen Johnson Davidson County
Batch# 252024 DEEDQC
07/02/2019 03:54:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20190702-0064792

THIS INSTRUMENT PREPARED BY:
Vantage Point Title
25400 US Highway 19 North, Suite 135
Clearwater, Florida 33763

QUIT CLAIM DEED

Return To:
BRANDON S. DORSETT AND BAILEY B. DORSETT
2528 Skyfalls Way
Antioch, TN 37013

New Owner(S) Address &
Mail Tax Statements To:
BRANDON S. DORSETT AND BAILEY B. DORSETT
2528 Skyfalls Way
Antioch, TN 37013

Property Tax ID#: 164-10-0A-355.00
File #: TN514985

For and in consideration of ZERO and 00/100 Dollars ($0.00) and NO other good or valuable consideration, We, BRANDON S. DORSETT A/K/A BRANDON DORSETT and BAILEY B. DORSETT F/K/A BAILEY BROWN, husband and wife who acquired title as an unmarried man and an unmarried woman, as Grantor, hereby convey all rights, titles and interests that I may have in to BRANDON S. DORSETT AND BAILEY B. DORSETT, husband and wife as joint tenants, as Grantee, to the following described real property located in Davidson County, Tennessee, to wit:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT A

Parcel ID: 164-10-0A-355.00

Property Address: 2528 Skyfalls Way, Antioch, TN 37013

Exempt Pursuant to T.C.A. Code 67-4-409(a3Ai).

Witness our hands this the 20TH day of JUNE, 2019.

AKA

BRANDON S. DORSETT A/K/A BRANDON DORSETT

Bailey B. Dorsett F/K/A Bailey Brown

BAILEY B. DORSETT F/K/A BAILEY BROWN

STATE OF TENNESSEE }

COUNTY OF DAVIDSON }

Personally, appeared before me, the undersigned Notary Public in and for said County and State, the within, BRANDON S. DORSETT A/K/A BRANDON DORSETT and BAILEY B. DORSETT F/K/A BAILEY BROWN, the Grantor, with whom I am personally acquainted (or who has proven to me on the basis of satisfactory evidence), and who has acknowledged and executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 20TH day of JUNE, 2019.

Notary Public
My Commission expires: 1/3/23

CLARISSA BLAKE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-3-2023

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

Bailey B. Dorsett

Subscribed and sworn to before me this the 20TH day of JUNE, 2019.

Notary
My Commission expires: 1/3/23

CLARISSA BLAKE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-3-2023

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"

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 313, on the Final Plat of Village 6, Summerfield Subdivision, as of record in Instrument No. 20060928-0120376, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lots.

Being the same property conveyed to Brandon Dorsett, an unmarried man and Bailey Brown, an unmarried woman, as joint tenants with rights of survivorship by Deed from Capitol Homes, Inc., a Tennessee corporation, dated July 22, 2016 and recorded July 27, 2016 in Instrument 20160727-0077244, Register's Office for Davidson County, Tennessee.

Commonly Known As: 2528 Skyfalls Way, Antioch, TN 37013
Parcel ID: 164-10-0A-355.00

True Copy Certification

I, **Darell Near**, do hereby make oath that I am 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 Florida

County of Pinellas

Personally appeared before me, **Jocelyn K Brown**, a notary public for this county and state, **Darell Near** 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: 9-9-2019

Notary' Seal (if on paper)

JOCELYN K. BROWN
MY COMMISSION # FF 901989
EXPIRES: September 9, 2019
Bonded Thru Notary Public Underwriters