Prepared By

Richard Sandler

613 Iron Gate Court

Nashville, Tennessee

37221

Karen Johnson Davidson County
Batch# 272269 DEEDQC
08/16/2019 08:44:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20190816-0081991

After Recording Return To

Willing Deeds

9017 S Pecos RD #4300

Henderson, Nevada

89074

APN 142-15-0-033

Space Above This Line for Recorder's Use

TENNESSEE QUIT CLAIM DEED

State of Tennessee

Davidson County

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One-Dollar ($1.00) and/or other valuable consideration to the below in hand paid to:

Richard A. Sandler, a single individual, residing at 613 Iron Gate Court, Nashville, Tennessee, 37221.

The receipt whereof is hereby acknowledged, the undersigned hereby conveys and quitclaims to The Richard Sandler Revocable Living Trust dated April 24th, 2019 with Richard A. Sandler acting as the Trustee with a mailing address of 613 Iron Gate Court, Nashville, Tennessee, 37221 (hereinafter called the "Grantee(s)") all the rights, title, interest, and claim in or to the following described real estate, situated in DAVIDSON County, Tennessee, to-wit:

A PARCEL OF LAND LOCATED IN THE STATE OF TN, COUNTY OF DAVIDSON, WITH A SITUS ADDRESS OF 613 IRON GATE CT, NASHVILLE TN 37221-3519 C057 CURRENTLY OWNED BY SANDLER RICHARD A HAVING A TAX ASSESSOR NUMBER OF 142-15-0-033 AND BEING THE SAME PROPERTY MORE FULLY DESCRIBED AS LOT 113 HARPETH VALLEY PARK SEC. 1 AND DESCRIBED IN DOCUMENT NUMBER 50871 DATED 6/9/2014 AND RECORDED 6/11/2014.

Grantor's Signature Richard A. Sandler Date 7/18

Print Name: Richard A. Sandler

Address: 613 Iron Gate Court, Nashville, Tennessee, 37221

State of Tennessee) TNDL # 1144 50880

County of Davidson)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that RICHARD A. SANDLER whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 18th day of July, 2019.

Mike Taylor (SEAL)

Notary Public

MIKE TAYLOR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-8-2022

My Commission Expires:
November 8, 2022

My Commission Expires: _____

VALUATION AFFIDAVIT

STATE OF TENNESSEE

COUNTY OF DAVIDSON

I, 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.

Affiant: Richard A. Sandler
Property: 613 Iron Gate Court, Nashville, Tennessee 37221

Sworn to before me this 18 day of July 2019

TN DL # 114450880

Notary Public
My Commission Expires: My Commission Expires: November 8, 2022

MIKE TAYLOR NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY MY COMMISSION EXPIRES 11-8-2022

Name and mailing address for person(s) responsible for taxes:
Richard A. Sandler, as trustee of the Richard Sandler Revocable Living Trust dated April 24th, 2019.
613 Iron Gate Court,
Nashville, Tennessee 37221

Name and mailing address of property owner:
Richard A. Sandler, as trustee of the Richard Sandler Revocable Living Trust dated April 24th, 2019.
613 Iron Gate Court,
Nashville, Tennessee 37221

Tennessee Certification of Electronic Document

I, Frank Dec, 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.

Signer's Name

Signature

State of New York

County of Erie

Personally appeared before me, Kelly Metz, a notary public for this county and state, Frank Dec, Esq., who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Name

Signer's Name

Notary Signature

MY COMMISSION EXPIRES: _____

NOTARY'S SEAL

KELLY METZ
NOTARY PUBLIC, STATE OF NEW YORK
QUALIFIED IN ERIE COUNTY
My Commission Expires Nov. 1, 2020

(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).