AFTER RECORDING RETURN TO:
Closing USA, LLC
7665 Omnitech Pl.
Victor, NY 14564
File No. CL190042805LD

Karen Johnson Davidson County
Batch# 283959 DEEDQC
09/11/2019 09:54:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20190911-0091839

This document prepared by:
JOHN O. WINDSOR, ESQ.
1775 Lelia Drive Suite E (2nd floor)
Jackson, MS 39216
866-333-3081

Tax ID No.: 064 08 0 031.00

QUIT CLAIM DEED

THIS DEED made and entered into on this 3 day of September, 2019, by and between **Lynette Mary Roulier, a married woman, joined in execution by her spouse, John Roulier,** a mailing address of 4852 Rainer Dr, Old Hickory, TN 37138, hereinafter referred to as Grantor(s) and **Lynette Mary Roulier and John Roulier, wife and husband,** a mailing address of 4852 Rainer Dr, Old Hickory, TN 37138, 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: 4852 Rainer Dr, Old Hickory, TN 37138

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 Instrument Number 20120827-0077046, recorded on 08/27/2012 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.

Lynette Mary Roulier
Lynette Mary Roulier

John Roulier
John Roulier

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned notary public of the aforesaid County and State, **Lynette Mary Roulier and John Roulier,** 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 Old Hickory TN, this 3 day of September, 2019.

Ella K. Butler
Notary Public
My Commission expires: 09/07/2020

ELLA K. BUTLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

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

VALUATION AFFIDAVIT

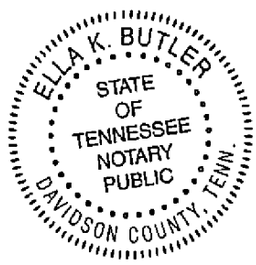
I, or we, hereby swear or affirm that to the best of knowledge, information, and belief of the Affiant, that the actual consideration for this transfer is $0.00.

Lynette Mary Roulier
Affiant - **Lynette Mary Roulier**

STATE OF TN
COUNTY OF Davidson

Sworn to before me this 3 day of September, 2019.

Ella K Butler
Notary Public
My Commission Expires: 09/07/2020



Name and address for person(s) responsible for taxes:

Lynette Mary Roulier and John Roulier
4852 Rainer Dr
Old Hickory, TN 37138

Name and address of property owner:

Lynette Mary Roulier and John Roulier
4852 Rainer Dr
Old Hickory, TN 37138

LEGAL DESCRIPTION

The following described real property in the County of DAVIDSON, State of TN:

Being Lot No. 389, on the plan of Sherwood Forest, of record in Plat Book 4460, Pages 182 and 183, Register's office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same parcel conveyed to Lynette Mary Roulier from Lynette Mary Roulier, f/k/a Lynette M. Howell, and John R. Roulier, by virtue of a deed dated 8/16/2012, recorded 8/27/2012, as instrument no. 20120827-0077046 county of Davidson, state of Tennessee.

Parcel/APN/Tax ID: 064 08 0 031.00

True Copy Certification

I, **Jennifer Terranova,** 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.

Jennifer Terranova
Signature

State of New York

County of Ontario

Personally appeared before me, Kimberly L. Atkins, a notary public for this county and state, **Jennifer Terranova** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Kimberly L. Atkins
Notary's Signature

My Commission Expires:
4-22-2022
Notary' Seal (if on paper)

KIMBERLY L. ATKINS
Notary Public, State Of New York
Monroe County, Reg # 01AT5059350
Commission Expires April 22, 2022