Return to:

VYLLA, LLC
6200 TENNYSON PARKWAY, SUITE 110
PLANO TX 75024
FILE NO. 101-10174099

Karen Johnson Davidson County
Batch# 337154 DEEDQC
01/02/2020 10:13:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20200102-0000213

# QUITCLAIM DEED

**THIS INSTRUMENT WAS PREPARED BY**
BC LAW FIRM, P.A. Prepared By: 1803 S KANNER HWY, STUART, FL 34994
NO REPRESENTATION BY PREPARER AS TO ANY MATTERS OF TITLE OR LEGAL DESCRIPTION/SURVEY

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| RICHARD M. BROOKS, JR.<br>AND NATALIE BROOKS | RICHARD M. BROOKS, JR.<br>AND NATALIE BROOKS | 150 06 0A 039.00 |
| 4108 ALICIA LN<br>ANTIOCH, TN 37013 | 4108 ALICIA LN<br>ANTIOCH, TN 37013 | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **RICHARD M. BROOKS, JR., WHO ACQUIRED TITLE AS UNMARRIED, AND NATALIE BROOKS, FORMERLY KNOWN AS NATALIE NICKENS, WHO ACQUIRED TITLE AS UNMARRIED, TENANTS IN COMMON WITH RIGHT OF SURVIVORSHIP**, HEREINAFTER CALLED THE GRANTOR, DO/DOES HEREBY BARGAIN, SELL, RELEASE, REMISE, QUITCLAIM AND CONVEY UNTO **RICHARD M. BROOKS, JR., AND NATALIE BROOKS, A MARRIED COUPLE, AS TENANTS BY THE ENTIRETY**, HEREINAFTER CALLED THE GRANTEE, HIS/HER/ITS SUCCESSORS, HEIRS AND ASSIGNS, ALL THE RIGHT, TITLE AND INTEREST IN AND TO 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. 39 on the Plan of The Parks at Priest Lake, Phase One of record in Instrument No. 20090910-0084798, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more particular description of said lot.**

BEING THE SAME PROPERTY CONVEYED TO RICHARD M. BROOKS, JR., UNMARRIED, NATALIE NICKENS, UNMARRIED, TENANTS IN COMMON WITH RIGHT OF SURVIVORSHIP, BY A DEED RECORDED ON 04/27/2010 AS INSTRUMENT NO. 20100427-0031758 IN THE COUNTY OF DAVIDSON, TENNESSEE.

Property known as, 4108 ALICIA LANE, ANTIOCH, TN 37013

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 21 day of December, 2019.

RICHARD M. BROOKS, JR.

NATALIE BROOKS
F/K/A NATALIE NICKENS

STATE OF TENNESSEE

COUNTY OF Davidson

Before me: Karen R. Campbell of the state and county mentioned, personally appeared **RICHARD M. BROOKS, JR. and NATALIE BROOKS, F/K/A NATALIE NICKENS** to me known to be the person(s) described in and who executed the foregoing instrument for the purposes therein contained.

(seal)

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

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

**VALUATION AFFIDAVIT**

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 $ 10.00 .

Affiant

STATE OF TENNESSEE

COUNTY OF Davidson

Subscribed and sworn before me this the 21st day of December, 2019

Notary Public
My commission expires: Nov. 8, 2021

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

# True Copy Certification

I, Jeanetta Willis, 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 Texas

County of Collin

Personally appeared before me, [Carroll Owen], a notary public for this county and state, [Jeanetta Willis] 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:
Notary' Seal (if on paper)

CARROLL OWEN
Notary Public, State of Texas
Comm. Expires 02-21-2022
Notary ID 131459214