Karen Johnson Davidson County
Batch# 344787 DEEDQC
01/17/2020 08:56:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20200117-0006221

This instrument prepared by & send tax bills to:
Todd A. Werner
2310 Donna Hill Court
Nashville, TN 37214

Quitclaim Deed

KNOW ALL MEN BY THESE PRESENTS, that **TODD A. WERNER AND FORMER WIFE, KELLYE J. WERNER**, of 2310 Donna Hill Court, Nashville, TN 37214, hereinafter called GRANTOR for valuable consideration paid, does hereby remise and release, quitclaim and convey all of his/her/their right, title and interest unto, **TODD A. WERNER, UNMARRIED**, of 2310 Donna Hill Court, Nashville, TN 37214, hereinafter called GRANTEES, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING LOT NO. 47, ON THE PLAN OF SECTION I, SUNSET VIEW, OF RECORD IN BOOK 2663, PAGES 27 AND 28, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

SAID LOT NO. 47 FRONTS 104 FEET ON THE NORTH SIDE OF DONNA HILL COURT AND RUNS BACK 311.8 FEET ON THE EAST LINE AND 329.2 FEET ON THE WEST LINE TO A DEAD LINE IN THE REAR ON WHICH IT MEASURES 132.6 FEET.

PARCEL ID #073-11-0-099.00

THIS BEING THE SAME PROPERTY CONVEYED TO TODD A. WERNER AND WIFE, KELLYE J. WERNER FROM SCOTT A. WERNER AND WIFE, DAWN WERNER IN A DEED DATED DECEMBER 30, 1996 AND RECORDED DECEMBER 31, 1996, IN BOOK 10306, PAGE 372.

Property Commonly Known As: 2310 Donna Hill Court, Nashville, TN 37214

IN TESTIMONY WHEREOF I/We have executed this instrument of the 18th day of December, 2019.

TODD A. WERNER

TRACEY Y. DIXON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared, **TODD A. WERNER,** whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office at Nashville, Tennessee on this date of December 18th, 2019.

Notary Public
My Commission Expires: 1-3-2020

I hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transaction is: $0.00.

Affiant

Subscribed and sworn to before me this the 18th day of December, 2019.

Notary Public
My Comm. Expires: 1-3-2020

TRACEY Y. DIXON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

TRACEY Y. DIXON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

IN TESTIMONY WHEREOF I/We have executed this instrument of the 18th day of December, 2019

KELLYE J. WERNER

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared, **KELLYE J. WERNER,** whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office at Nashville, Tennessee on this date of December 18th, 2019.

Notary Public
My Commission Expires: 11-3-2020

I hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transaction is: $0.00.

Affiant

Subscribed and sworn to before me this the 18th day of December, 2019.

Notary Public
My Comm. Expires: 11-3-2020

True Copy Certification

I, Joannie F. Perez, 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 Rhode Island

County of Newport

Personally appeared before me, Katherine Skuba [Name of Notary], a notary public for this county and state, Joannie Perez 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: 12/4/2020

Notary' Seal (if on paper)

KATHERINE SKUBA
MY COMM. EXPIRES
NOTARY
PUBLIC
12/04/2020
STATE OF RHODE ISLAND