Prepared By & Return To:
Tennessee Title Services, LLC
7000 Executive Center Dr
290
Brentwood, TN 37027
B19-2435

Karen Johnson Davidson County
Batch# 348464 DEEDQC
01/24/2020 04:19:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20200124-0009091

QUITCLAIM DEED

ADDRESS NEW OWNER(s)	SEND TAX BILLS TO	MAP&PARCEL
Tonya L. Burton 2124 Riverway Drive Old Hickory, TN 37138	OWNER	053-06-0A-097.00-CO

FOR AND IN CONSIDERATION of the sum of 0 dollars and no/100 ($0.00). cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged **Tonya L. Burton and Erick L. Taylor, both unmarried as Joint Tenants with Rights of Survivorship** has this day bargained and sold, and do hereby transfer and convey unto **Tonya L. Burton, an unmarried woman** the Grantee(s) herein, their successors, heirs and assigns, all his right title and interest in certain real estate in Davidson County, Tennessee as follows:

Land in Davidson County, Tennessee, being Lot No. 97 on the Plan of Revision to Lots 95 through 99, Phase One, Waterford, R10 Residential P.U.D. of record in Plat Book 8250, Page 217, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Tonya L. Burton and Erick L. Taylor, both unmarried as Joint Tenants with Rights of Survivorship by Warranty deed from Sebastiana Serraglio, Executor for the estate of Alverta Isabella Serraglio of record in Instrument No. 20071220-0145918 Register's Office for Davidson County, Tennessee, dated November 14, 2007 and recorded on December 20, 2007.

This is improved (X) property, known as: 2124 Riverway Drive Old Hickory, Tennessee 37138.

Whenever 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 20 day of January, 2020.

Tonya L. Burton

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named bargainor **Tonya L. Burton** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand this 20 day of January, 2020.

My Commission Expires: 9/6/22
Notary Public

SUSAN L HEINRICH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Witness my hand this 20 day of May, 2020.

Erick L. Taylor

STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named bargainor **Erick L. Taylor** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand this 20 day of May, 2020.

SUSAN L HEINRICH
NOTARY PUBLIC
STATE OF TENNESSEE
COUNTY OF DAVIDSON

My Commission Expires: 4/6/22
Notary Public

State of Tennessee
County of Williamson

The actual consideration or value whichever is greater, for this transfer is $0.00.

Kaylan Gilbert
(Affiant)

Notary

Commission Expires: 10/2/23

LILLIAN TURMAN
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
10/2/2023
COUNTY OF DAVIDSON

True Copy Certification

I, **Jennifer Pennell**, 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 Tennessee

County of Dickson

Personally appeared before me, **Frances Wymonett Rose**, a notary public for this county and state, **Jennifer Pennell** 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: 2/22/2022

FRANCES WYMONETT ROSE
STATE OF TENNESSEE
NOTARY PUBLIC
DICKSON COUNTY
My Commission Expires 02-22-2022