NEW OWNER:

River Oaks Docks Association
DBA River Oaks Homeowner's Association
801 Azura Landing
Old Hickory, Tennessee 37138

SEND TAX BILLS TO:
New Owner

Map & Parcel:054130B900.00

THIS INSTRUMENT PREPARED BY:

Rouse Law Group, PLLC
2800 N. Mt. Juliet Rd
Mt. Juliet, TN 37122

This instrument was prepared solely with information provided by the parties.

Karen Johnson Davidson County
Batch# 357498 DEEDQC
02/12/2020 03:38:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20200212-0016265

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **PARLAY, LLC,** does convey unto **RIVER OAKS DOCKS ASSOCIATION, DBA RIVER OAKS HOMEOWNER'S ASSOCIATION,** its heirs and assigns, forever equally, all of the right, title and interest in and to the following tract or parcel of land, situate and located in Davidson County, Tennessee, more particularly described as follows, to-wit:

Being part of the open space common area shown on the Final Plat, River Oaks Major Subdivision, of record in Plat Instrument 201410070092682, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being part of the same property conveyed to Parlay, LLC, by Warranty Deed from BJ. Michael Lynch and Pamela D. Lynch, husband and wife, of record as Instrument 201310180109109, Register's Office of Davidson County, Tennessee.

This is property known as 811 B Azura Landing, Old Hickory, Tennessee 37138.

WITNESS SIGNATURE(S) this 10 day of February, 2020.

PARLAY, LLC:

BY: _____

ITS: Member

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, **PARLAY, LLC**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that Douglas Mynard is the Member of Parlay, LLC, the within-named bargainor, and as such authorized officer, being given the authority to so do, executed the within instrument on behalf of the corporation by signing its name as such authorized officer.

WITNESS my hand and official seal at office, this 10 day of February, 2020.

_____
Notary Public

My commission expires: 4-13-22

MORGAN O'NEILL
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

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

_____
Affiant

Sworn to and subscribed to before me, this the 10 day of February, 2020.

_____
Notary Public

My commission expires: 4-13-22

MORGAN O'NEILL
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

CERTIFICATE OF AUTHENTICITY

I, Morgan O'Neill, 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.

Attorney or Custodian

Birthright Title, LLC

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned, a notary public in and for the aforesaid county and state, the within named, Morgan O'Neill, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

(SEAL)

My Commission Expires: 4/22/23

