Karen Johnson Davidson County
Batch# 357750 DEEDQC
02/13/2020 10:06:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200213-0016604

Prepared By:	Record and Return To:	Mail Tax Statements to:
Vidmar & Hardesty, Ltd., John Vidmar (TN Bar#032525) P.O. Box 211031 Columbus, Ohio 43221	**Madison Settlement Services, LLC** **580 Carlisle St. Ste. B** **Hanover, PA 17331**	Fredie Graham and Cynthia Graham 620 Ronnie Road Madison, TN 37115

Order Number: MI92560-D

QUIT-CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that the Grantor(s) **Fredie Graham, aka Fredie Manuel Graham and Cynthia Graham, Husband and Wife,** for Ten Dollars ($10.00) and other valuable consideration paid, does hereby bargain, sell, remise, release, quit claim, and convey unto the Grantee(s), **Fredie Graham and Cynthia Graham, Husband and Wife,** whose address is 620 Ronnie Road, Madison, TN 37115, the following described real property located in the County of Davidson, State of Tennessee and further described as follows:

Being Lot No. 103 on the plan of Section I, Madison Meade as shown by plat of record in Book 2854, Page 2, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Said Lot No. 103 fronts 138.02 feet on the easterly side of Ronnie Road and runs back 265.30 feet on the north line and 255 feet on the south line to a dead line in the rear on which it measures 172.22 feet.

Be the same more or less, but subject to all legal highways.

This description is the same as the description contained in the prior deed referenced herein.

Subject to all easements and restrictions of record, zoning ordinances, real estate taxes and assessments, if any, prorated to the date of this deed.

County Parcel Number: 042 07 0 090.00
Street address of property: 620 Ronnie Road, Madison, TN 37115
Prior Instrument Reference by which Grantor(s) acquired title: Instrument No.

20110705-0051014 in the Recorder's Office, Davidson County, Tennessee.

Signed this 17 day of December, 2019.

Signature of Grantor(s):

Fredie Graham,
aka Fredie Manuel Graham

Cynthia Graham

STATE OF TN, COUNTY OF Davidson, SS:

BE IT REMEMBERED That on this 17 day of December, 2019 before me, the subscriber, a Notary Public in and for said state, duly commissioned and qualified, personally came Fredie Graham, aka Fredie Manuel Graham and Cynthia Graham, known to me, or proved to me on the basis of satisfactory evidence, to be the Grantor(s) in the foregoing deed, and acknowledged by the signing thereof to be their free and voluntary act and deed.

In testimony whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

Ella K. Butler
Notary Public

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

Property Address: 620 Ronnie Road, Madison, TN 37115
Tax Parcel: 042 07 0 090.00

Oath of Consideration

I or we, Fredie Graham Cynthia Graham, the Affiant(s), herby swear or affirm that to the best of my/our knowledge, information and belief, that the actual consideration for this transfer is $10.00.

Signed this 17 day of December, 2019.

Signatures of Affiant(s):

Fredie Graham Cynthia Graham

Sworn and subscribed before me this 17 day of December 2019

Ella K. Butler
Notary Public

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

True Copy Certification

I, **Tiffany N. Rapski**, 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 **PA**

County of **Adams**

Personally appeared before me, Katherine Zito, a notary public for this county and state, Tiffany N. Rapski 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: 03/13/2023
Notary' Seal (if on paper)

Commonwealth of Pennsylvania - Notary Seal
KATHERINE ZITO - Notary Public
Adams County
My Commission Expires Mar 13, 2023
Commission Number 1346944