Karen Johnson Davidson County
Batch# 394308 DEEDQC
04/30/2020 03:49:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20200430-0045554

This Instrument Prepared by:
Legends Title Services, LLC
2494 N. Mt. Juliet Road, Suite 300
Mt. Juliet, TN 37122

THIS INSTRUMENT WAS PREPARED FROM INFORMATION PROVIDED BY THE PARTIES. NO TITLE EXAMINATION HAS BEEN PERFORMED AND LEGENDS TITLE SERVICES, LLC, SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION.

ADDRESS NEW OWNER:
Amanda N. Johnson
104 Wiley Street
Madison, TN 37115

SEND TAX BILL TO:
Cardinal Financial Company
3701 Arco Corporate Dr. Ste 200
Charlotte, NC 28273

MAP/PARCEL 043-09-0035.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid to the undersigned, the receipt of which amount being hereby acknowledged, and other good and valuable consideration, **I, David E. Johnson** hereby convey, transfer, remise, release, relinquish and quitclaim all of my right, title, and interest unto **Amanda N. Johnson, FKA Amanda N. Minor, unmarried** certain land situated in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 54 of Block "A" on the Plan of Overlook Estates of record in Plat Book 843, Page 105, 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 David E. Johnson, unmarried and Amanda N. Minor, unmarried by Warranty deed from John E. Garrison and Jamie R. Garrison, husband and wife, of record in Instrument No. 20080418-0039791 Register's Office for Davidson County, Tennessee, dated April 16, 2008 and recorded on April 18, 2008.

Said property is known as 104 Wiley Street Madison, TN 37115.

WITNESS MY HAND on this the 21 day of April, 2020.

David E. Johnson

STATE OF TENNESSEE)
COUNTY OF Wilson)

Personally appeared before me, the undersigned (Notary Public), the within named bargainor(s), David E. Johnson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person(s) executed the within instrument for the purposes therein contained.

Witness my hand and official seal.

Notary Public

My Commission Expires:

RHONDA G. PAUL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 9, 2023

STATE OF TENNESSEE)
COUNTY OF WILSON)

I, hereby swear or affirm that the actual consideration for this transfer, is $0

AFFIANT

Subscribed and sworn to before me this 21 day of April, 2020.

NOTARY PUBLIC

RHONDA G. PAUL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 9, 2023

My Commission Expires: _____

NOTE: ALL INFORMATION TAKEN FROM PRIOR DEED OF RECORD. LEGENDS TITLE SERVICES, LLC, WILL NOT BE HELD RESPONSIBLE FOR MATTERS THAT COULD HAVE BEEN DISCLOSED BY PROPER TITLE EXAMINATION.

File #200185:

Tennessee Certification of Electronic Document

I, Sandy Mitsos (Signer's Name), 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.

Sandy Mitsos (Signature)

State of Tennessee

County of Wilson

Personally appeared before me, Beverly J. Heatherly (Notary's Name), a notary public for this county and state, Sandy Mitsos (Signer's Name), who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Beverly J. Heatherly (Notary's Signature)

MY COMMISSION EXPIRES: 05-09-23

NOTARY'S SEAL

BEVERLY J. HEATHERLY
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registrars prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subsection (2).

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