Karen Johnson Davidson County
Batch# 447498 DEEDQC
07/31/2020 08:03:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20200731-0084357

THIS INSTRUMENT PREPARED BY AND RETURN TO: Kari Yoder
Inspire Closing Services
420 Rouser Rd., Suite 500
Moon Township, PA 15108

Grantee Address
Sareeah Givens
428 SHORELINE CIR
ANTIOCH, TN 37013

Mail Tax Statements to:
Sareeah Givens
428 SHORELINE CIR
ANTIOCH, TN 37013

QUITCLAIM DEED

THIS INDENTURE, Made this 23 day of July, 20 20, by and between Sareeah Givens, married who acquired title as Sareeah Brown, single of the County of DAVIDSON, State of Tennessee, party/parties of the first part, and Sareeah Givens, a married woman of the County of DAVIDSON, State of Tennessee, party/parties of the second part, (Mailing address of said first named grantee is 428 SHORELINE CIR, ANTIOCH TN, 37013).

BEING the same premises which Clayton Properties Group Inc. a Tennessee Corporation in deed dated 02/15/2018 and recorded 02/16/2018 in the DAVIDSON County Recorder's Office in Deed Volume 20180216-0015298, , granted and conveyed to Sareeah Brown, single.

WITNESSETH, that the said party/parties of the first part, in consideration of the sum of zero and no/100 DOLLARS, paid by the said party/parties of the second part, (the receipt of which is hereby acknowledged), do by these presents, REMISE, RELEASE, and FOREVER QUIT-CLAIM unto the said party/parties of the second part, the following described lots, tracts or parcels of land, lying, being and situate in the County of DAVIDSON and State of Tennessee, to-wit:

See Exhibit A attached hereto and made a part hereof

THIS CONVEYANCE is subject to any and all restrictions, easements, setback lines, right-of-ways, conditions plat of record, and encumbrances of record in the Register's Office for the aforesaid County.

All of the estate, right, title and interest of the parties of the first part therein, with the hereditaments and appurtenances thereto pertaining, hereby releasing all claims whatsoever to the said party of the second part, their heirs and assigns forever.

IN WITNESS WHEREOF, The said party/parties of the first part have/has hereunto set hand and seal the day and year above written.

Sareeah Givens

Sareeah Givens

State of TN

County of Davidson (SS)

On this 23 day of July in the year 2020, before me, the undersigned notary public, personally appeared Sareeah Givens, known to me to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged that he/she/they executed the same for the purposes therein contained. In witness whereof, I hereunto set my hand and official seal.

TONYA GREER STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF RUTHERFORD

Notary Public

VALUATION AFFIDAVIT

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

Givens, Sareeah

Affiant

Subscribed and sworn to before me this 23 day of July, 2020.

Notary Public

My Commission Expires: 6.19.21

TONYA GREER STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF RUTHERFORD

File No: 424706

TAXPAYER/OWNER: Sareeah Givens
ADDRESS: 428 SHORELINE CIR, ANTIOCH TN, 37013

Exhibit A

File No.: 424706

The Land referred to herein below is situated in the County of DAVIDSON, State of TN, and is described as follows:

Land in Davidson County, Tennessee, being all of Lot No. 42, Subdivision Plat, Section 1, Phase 1, South Shore, of record in Instrument No. 20020624-0075604, Register's Office for said County, to which reference is hereby made for a more complete and accurate description of said lot.

Being the same property as conveyed from Clayton Properties Group, Inc., a Tennessee Corporation to Sareeah Brown, single, as set forth in Deed Instrument # 20180216-0015298, dated 2/15/2018, recorded 2/16/2018, in Davidson County, Tennessee.

Tax ID: 165050A04200CO

True Copy Certification

I, Travis Jeffries, 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.

Travis Jeffries
Signature

State of Pennsylvania

County of Beaver

Personally appeared before me, Norma Ortega, a notary public for this county and state, Travis Jeffries who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Norma Ortega
Notary's Signature

My Commission Expires: 09/14/2020
Notary' Seal (if on paper)

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
NORMA ORTEGA
Notary Public
HOPEWELL TWP, BEAVER COUNTY
My Commission Expires Sep 14, 2020