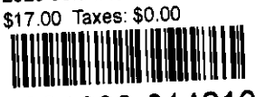
Name and Address of New Owner:
Kenneth Lamar Brown & LaToya Michelle Brown
600 Fedders Drive
Madison, TN 37115

Karen Johnson Davidson County
Batch# 526092 DEEDQC
12/08/2020 09:34:40 AM 3 pgs
Fees: $17.00 Taxes: $0.00



20201208-0142136

Send Tax Bills To:
Mortgage Investors Group
8320 East Walker Springs Ln #200
Knoxville, TN 37923
This Instrument Prepared By:
Bell Law Settlement Services, LLC
112 30th Avenue North
Nashville, TN 37203

Map & Parcel No: 043-06-0 -041.00

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 and legal sufficiency of which are hereby irrevocably acknowledged, **Bernice Wills and DeWayne Wills,** "the Grantor," convey and quitclaim unto **Kenneth Lamar Brown and LaToya Michelle Brown,** "the Grantee," the following described real estate in Davidson County, TN:
See Exhibit A

Grantor covenant that they are lawfully seized and possessed of said real estate, have good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out).

GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF AND/OR FILING OF THIS QUITCLAIM DEED, HEREBY ACKNOWLEDGE THAT THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES INVOLVED, AND PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR ACCURACY OF THE LEGAL DESCRIPTION HEREIN AND THAT NO TITLE INSURANCE IS BEING PROVIDED.

IN WITNESS WHEREOF, Grantor have executed this Quitclaim Deed on the 4th day of ~~November~~ December 2020.

Bernice Wills (SEAL)

DeWayne Wills (SEAL)

STATE OF TENNESSEE)
)
COUNTY OF ~~DAVIDSON~~ Sumner)

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

WITNESS my hand and official seal this 4th day of November 2020.

Sarah M. Troupe
Notary Public
My commission expires: 11/22/2021

SARAH M TROUPE STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SUMNER My Comm. Expires

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

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

WITNESS my hand and official seal this 02 day of ~~November~~ December AG 2020.

Angela Gunter
Notary Public
My commission expires: 11/19/2022

ANGELA GUNTER STATE OF TENNESSEE NOTARY PUBLIC MONTGOMERY COUNTY

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $0, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

(Affiant)

Sworn to and subscribed before me this 4th day of ~~November~~ December 2020

Sarah M. Troupe
Notary Public

SARAH M TROUPE STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SUMNER My Comm. Expires

My commission expires: 11/22/2021 11/22/2021

Exh bit "A"

Land in Davidson County, Tennessee, being Lot No. 49 on the Plan of Madison Park, Section 2, of record in Plan Book 3106, page 141, Register's Office for Davidson County, Tennessee

Said Lot No. 49 fronts 75 feet on the southerly margin of Fedders Drive and extends back between parallel lines, 135 feet to a dead line.

Being the same property conveyed to Dewayne A. Wills and wife, Bernice Wills by Quitclaim Deed from Broderick Wills, dated November 23, 2002, of record in Instrument No. 20021228-0160529.