Prepared By:
OS National LLC
3097 Satellite Blvd.
Duluth, GA 30096

Re: 232261

Karen Johnson Davidson County
Batch# 563598 AFFIDAVIT
01/28/2021 02:08:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20210128-0012835

STATE OF TN

COUNTY OF Davidson

SAME NAME AFFIDAVIT

BEFORE ME, the undersigned-attesting officer came in person, Dee sands, who after having been first duly sworn, deposes and on oath states as follows:

That Affiant is the Owner of property and is involved in a sale and/or financing of a real estate transaction for property (hereinafter, the "Property") described as follows:

Land in Davidson County, Tennessee, being Lot No. 175 on the Plan of Priest Lake Park, Section 4 of record in Plat Book 4460, Page (s) 15 through 17, 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 Dee Sands, a single woman by Warranty deed from Charles Hadley Samler King, Jr., unmarried of record in Instrument No. 20020918-0113872 Register's Office for Davidson County, Tennessee, dated September 13, 2002 and recorded on September 18, 2002. (Value of consideration shown in aforementioned deed $106,000.00.) Being also known as 156 Clearlake Drive East Nashville, Tennessee 37217.

That Affiant is one and the same person as the following:

Dorothy Ruth Sands, Dee Ruth sands, Dee Sanders, Dorothy Ruth Stevenson, Dorothy Dee Ruth Sands

That Affiant acknowledges and agrees that the foregoing Affidavit will be relied upon by a prospective lender, the current owner of the Property and by a title insurer and agent in the issuance of a policy of title insurance thereon.

The Affiant does hereby hold harmless and agree to indemnify OS National LLC, and the Title Insurance Company from any and all liability, and or loss, which might result from said Liens.

x D Sands
Dee Sands

STATE OF TN

COUNTY OF Davidson

The foregoing instrument was acknowledged before me this 14 day of Dec, 2020, by Dorothy Ruth Sands

NOTARY PUBLIC

Print Name: Louis N Ogiemudia SR

My Commission Expires:
09-06-22

LOUIS NOSAKHARE OGIEMUDIA SR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Exhibit "A"

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Certificate of Authenticity

I, Cynthia Brown, do hereby make oath that I am a licensed attorney and/or 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.

Cynthia Brown
Signature
Cynthia Brown

State of Georgia

County of Gwinnett

Personally appeared before me, Cynthia Brown, who acknowledges that this certification of an electric document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 3-21-22
Notary's Seal:

MELANIE BIBB
Notary Public - Georgia
Gwinnett County
Expires 03/21/2022