QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 569597 DEEDQC
02/05/2021 03:25:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20210205-0017210

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 1st day of January 2021.

Notary Public

COMMISSION EXPIRES: 7/22/2022
(AFFIX SEAL)

CHRISTIE PERRY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

THIS INSTRUMENT WAS PREPARED BY:
Foundation Title & Escrow Murfreesboro , 450 St. Andrews Dr, Suite C, Murfreesboro, TN 37128

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NO(S).:
Roger Joseph LeBlanc	Roger Joseph LeBlanc	181-02-0A-069.00-000
(Name) 140 LaPlaza Drive Hendersonville, TN 37075	140 LaPlaza Drive Hendersonville TN 37075	
(Address)		

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned, Kimberly Diane LeBlanc, an unmarried woman, hereinafter referred to as Grantor, hereby quitclaim to Roger Joseph LeBlanc, an unmarried man, his heirs and assigns forever, all of her right, title and interest in the following described real estate, situated in Davidson County, State of Tennessee, to wit

Land in Davidson County, Tennessee, being Unit No. C-13 as set forth in the Master Deed Establishing Lenox Creekside, Phase I, a condominium form of ownership and use in the manner provided under the provisions of Tennessee Code Annotated, Title 66, Chapter 27, Section 101, et seq., as amended, of record as Instrument No. 20060306-0025686 and as amended by Instrument No. 20060606-0066938 in the Register's Office for Davidson County, Tennessee; Said Unit being shown as part of Exhibits E1, E2 and E3 of said Master Deed.

Being the same property conveyed to Andrew Ange and David Ange, tenants in common with right of survivorship, By Warranty Deed from Daniel S. Carnine, an unmarried person, as to a one-half undivided interest and Cecil L. Carnine and Marsha Carnine, husband and wife, as to a one-half individed interest as tenants by the entirety dated November 23, 2015 recorded December 01, 2015, of record as Instrument No. 20151201-0121098 Register's Office for Davidson County, Tennessee.

Also being the same property conveyed to Roger Joseph LeBlanc and Kimberly Diane LeBlanc, husband and wife, By Warranty Deed from Andrew Ange, married and David Ange, married dated July 23, 2019 recorded July 26, 2019, of record as Instrument No. 20190726-0073777 Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, the said has hereunto set his/her/their signature, on this, the 26th January -2021.

Kimberly Diane LeBlanc

STATE OF Tennessee

COUNTY OF Williamson

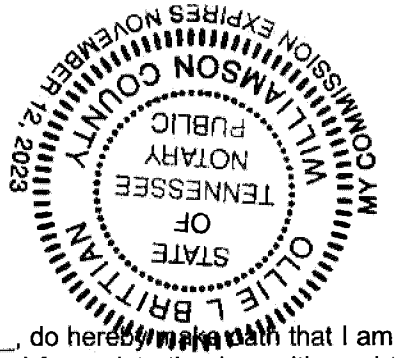
Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained. **Kimberly Diane LeBlanc,

Witness my hand and official seal, this the 11th day of February, 2021.

Notary Public

My Commission Expires:

(SEAL)



True Copy Certification for Recording Purposes

I, _____, do hereby make oath that I am 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 of Custodian/Certifier

State of Tennessee County of Davidson SS:

Before me, _____, a notary public for this county and state, personally appeared _____ (certifier), with who I am personally acquainted, and who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

_____
Notary's Signature S-E-A-L Comm exp: _____

True Copy Certification

I, Tameika Jones, do hereby make the 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.

Tameika Jones

State of Tennessee

County of Williamson

Personally appeared before me, Christie Perry a notary public for this county and state, Tameika Jones who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

My Commission Expires: 7/22/2022

CHRISTIE PERRY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY