Karen Johnson Davidson County
Batch# 586289 DEEDQC
03/08/2021 09:07:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20210308-0029748

Address New Owner As:	Send Tax Bills To:	Map-Parcel Number
Rebecca Okpere and Omonigho Aisagbonhi 371 Rutherford Court Inglewood, CA 90305	FirstBank 722 Columbia Avenue Franklin, TN 37064	164-10-0B-006.00-C

THIS INSTRUMENT PREPARED BY:
Momentum Title, LLC
1704 Charlotte Avenue, Suite 105
Nashville, Tennessee 37203

STATE OF TENNESSEE
COUNTY OF _____
The actual consideration or value, whichever is greater, for this transfer is $0.00

Affiant

Subscribed and sworn to before me, this the 19th day of February, 2021.

Notary Public

My Commission Expires: 3/23/2023
(Affix Seal) See notarized attachment

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **Rebecca Okpere, an unmarried woman**, hereinafter referred to as the Grantor, has bargained and sold, and by these presents does transfer and quitclaim unto **Rebecca Okpere, an unmarried woman, and Omonigho Aisagbonhi, a married woman, as joint tenants with rights of survivorship**, hereinafter referred to as the Grantees, and Grantees' successors and assigns, all of Grantor's interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit No. 1200 on the Plan of Summer Glen Townhomes, A Townhome Planned Unit Development, a Horizontal Property Regime With Private Elements of record as Exhibit "B" in the Declaration of Covenants, Conditions and Restrictions, of record in Instrument No. 20180116-0004525, 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 Rebecca Okpere, an unmarried woman, by Warranty Deed from Lisa Horton f/k/a Lisa Thedford, an unmarried woman, of record in Instrument No. 20210302-0026268 Register's Office for Davidson County, Tennessee, dated February 26 2021 and recorded on 3/2/21, 2021; and further being the same property conveyed to Lisa Thedford, unmarried by Special Warranty Deed from

NVR, Inc., a Viriginia Corporation T/A Ryan Homes, of record in Instrument No. 20190111-0003084, said Register's Office, dated January 10, 2019 and recorded on January 11, 2019.

This is improved property known as: **4330 Summercrest Boulevard, Unit 1200, Nashville, TN 37013.**

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

This instrument was prepared from information supplied by the Grantors and Grantees. No title examination, survey, or settlement has been performed and Momentum Title, LLC, shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

IN WITNESS WHEREOF, this instrument has been executed this the 19th day of FEBRUARY, 2021.

GRANTOR:

Rebecca Okpere

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Rebecca Okpere, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

IN WITNESS WHEREOF, this the 19th day of Febuary, 2021.

See notarized attachment

Notary Public
My Commission Expires: 3/23/23

JURAT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Los Angeles

Subscribed and sworn to (or affirmed) before me on this 19th day of Febuary,

20 21 by Rebecca Ibhate OKpere,

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Signature (Seal)

LEONEL EDGARD ORELLANA
Commission No. 2282468
NOTARY PUBLIC-CALIFORNIA
LOS ANGELES COUNTY
My Comm. Expires MARCH 23, 2023

OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

(Title or description of attached document)

(Title or description of attached document continued)

Number of Pages _____ Document Date_____

Additional information

INSTRUCTIONS

The wording of all Jurats completed in California after January 1, 2015 must be in the form as set forth within this Jurat. There are no exceptions. If a Jurat to be completed does not follow this form, the notary must correct the verbiage by using a jurat stamp containing the correct wording or attaching a separate jurat form such as this one with does contain the proper wording. In addition, the notary must require an oath or affirmation from the document signer regarding the truthfulness of the contents of the document. The document must be signed AFTER the oath or affirmation. If the document was previously signed, it must be re-signed in front of the notary public during the jurat process.

- State and county information must be the state and county where the document signer(s) personally appeared before the notary public.
- Date of notarization must be the date the signer(s) personally appeared which must also be the same date the jurat process is completed.
- Print the name(s) of the document signer(s) who personally appear at the time of notarization.
- Signature of the notary public must match the signature on file with the office of the county clerk.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different jurat form.
    - Additional information Is not required but could help to ensure this jurat is not misused or attached to a different document.
    - Indicate title or type of attached document, number of pages and date.
- Securely attach this document to the signed document with a staple.

20210308B029748

True Copy Certification

I, Christopher M. Corriveau, 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.

C. M. C.

Signature

State of Tennessee
County of Davidson

Personally appeared before me, Rachel Marie Collins, a notary public for the state of Tennessee, Christopher M. Corriveau who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rachel Marie Collins

Notary Signature

My Commission Expires: 3-6-2024

