AFTER RECORDING RETURN TO:
WFG Lender Services
2625 Townsgate Road, Suite 101
Westlake Village, CA 91361
File No. 1809861TN

Karen Johnson Davidson County
Batch# 616445 DEEDQC
04/16/2021 12:07:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20210416-0051219

This document prepared by:
JOHN O. WINDSOR, ESQ.
1775 Lelia Drive Suite E (2nd floor)
Jackson, MS 39216
866-333-3081

**Recordation Requested By:**
**WFG Lender Services**
**2625 Townsgate Rd, Suite 101**
**Westlake Village, California 91361**

Parcel ID No.: 128 16 0B 079.00

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# QUIT CLAIM DEED

THIS DEED made and entered into on this 26 day of March, 2021, by and between **Michelle K. Hayes, an unmarried woman who acquired title as a married woman,** a mailing address of 520 Summit Oaks Court, Nashville, TN 372221, hereinafter referred to as Grantor(s) and **Michelle K. Hayes, an unmarried woman,** a mailing address of 520 Summit Oaks Court, Nashville, TN 372221, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ZERO and NO/100 ($0.00) DOLLARS, do this day remise, release and quitclaim to the said Grantee(s) the following described real estate located in Davidson County, Tennessee:

**LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 79 ON THE PLAN OF FIRST REVISION OF PHASE FOUR, SUMMIT OAKS, A PLANNED UNIT DEVELOPMENT OF RECORD IN PLAT AT INSTRUMENT NO. 20060417-0043459, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY.**

Property Address: 520 Summit Oaks Court, Nashville, TN 372221

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.

This being the same property conveyed to Michelle K. Hayes, a married woman by deed from Dana Snider and Adrienne Snider, husband and wife dated August 29, 2019 and recorded September 4, 2019 under Instrument No. 201909040089190 of the Davidson County, TN Recorder's Office.

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

X Michelle K. Hayes
**Michelle K. Hayes**

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, Michelle K. Hayes, the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in 320 Summit Hill Court Nashville TN 37221, this 26 day of March, 2021.

Notary Public
My Commission expires: 9-6-22

LOUIS NOSAKHARE OGIEMUDIA SR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

No title exam performed by the preparer. Legal description and party's names provided by the party.

# VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that to the best of knowledge, information, and belief of the Affiant, that the actual consideration for this transfer is $0.00.

Michelle K Hayes
**Affiant**

STATE OF TN
COUNTY OF Davidson

Sworn to before me this 26 day of March, 2021.

Notary Public
My Commission Expires: 9-6-22

LOUIS NOSAKHARE OGIEMUDIA SR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Name and address for person(s) responsible for taxes:

**Michelle K. Hayes**
520 Summit Oaks Court
Nashville, TN 372221

Name and address of property owner:

**Michelle K. Hayes**
520 Summit Oaks Court
Nashville, TN 372221

## Tennessee Certification of Electronic Document

I, Ken Veltri, do hereby make oath that I am a licensed attorney and/or the
*Signer's Name*

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*

State of Pennsylvania
County of Allegheny

Personally appeared before me, Jennifer L Lander, a notary public for this county and
*Notary's Name*

state, Ken Veltri, who acknowledges that this certification of an electronic
*Signer's Name*

document is true and correct and whose signature I have witnessed.

*Notary Signature*

MY COMMISSION EXPIRES: 10/17/2023

NOTARY'S SEAL

Commonwealth of Pennsylvania - Notary Seal
JENNIFER L LANDER - Notary Public
Allegheny County
My Commission Expires Oct 17, 2023
Commission Number 1355954

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registrars prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subsection (2).