Karen Johnson Davidson County
Batch# 618492 DEEDQC
04/20/2021 08:42:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20210420-0052452

Prepared By:	Record and Return To:	Mail Tax Statements to:
Vidmar & Hardesty, Ltd., John Vidmar (TN Bar#032525) P.O. Box 211031 Columbus, Ohio 43221		Richard Aaron Rogers and Elise Rogers 2217 Carter Ave. Nashville, TN 37206

(3Aii) Order Number: 103-2059679 -TN

QUIT-CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that the Grantor(s) **Richard Aaron Rogers, a/k/a Aaron Rogers and Elise Rogers, Husband and Wife,** for Ten Dollars ($10.00) and other valuable consideration paid, does hereby bargain, sell, remise, release, quit claim, and convey unto the Grantee(s), **Richard Aaron Rogers and Elise Rogers, Husband and Wife, as joint tenants,** whose address is 2217 Carter Ave., Nashville, TN 37206, the following described real property located in the of Davidson County, State of Tennessee and further described as follows:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Brown Meadows Subdivision, as of record in Book 2854, Page 113, Registers Office for Davidson County, Tennessee.

Said Lot No. 2 begins at a point on the north margin of Carter Street on the common boundary line of Lots 1 and 2 on plan, running thence along said boundary 200.0 feet north to a point on the common boundary of Lots 1, 2 and 3; thence along the common boundary of Lots 2 and 3, 95.0 feet east to a point on the west margin of Campbell Street; thence south along said margin 174.0 feet to a concrete marker; thence westerly around a curve 39.27 feet to a concrete marker on the north margin of Carter Street; thence west along said margin 70.0 feet to the point of beginning.

Be the same more or less, but subject to all legal highways.

This description is the same as the description contained in the prior deed referenced herein.

Subject to all matters shown on Plan of record in Plat Book 2854, Page 113, Register's Office for Davidson County, Tennessee; and

Subject to all other easements, restrictions, and matters of record, zoning ordinances, real estate taxes and assessments, if any, prorated to the date of this deed.

County Parcel Number: 083 03 4K 001.00
Street address of property: 2217 Carter Ave., Nashville, TN 37206

Prior Instrument Reference by which Grantor(s) acquired title: Instrument 20170412-0035723 in the Recorder's Office, Davidson County, Tennessee.

Signed this 6 day of April, ~~2020~~ 2021 CBC efr

Signature of Grantors:

Richard Aaron Rogers a/k/a Aaron Rogers

Richard Aaron Rogers a/k/a Aaron Rogers

Elise Rogers

Elise Rogers

STATE OF Tennessee, COUNTY OF ~~Davidson~~ Williamson, SS: CBC

BE IT REMEMBERED That on this 6 day of April, ~~2020~~ 2021 CBC, before me, the subscriber, a Notary Public in and for said state, duly commissioned and qualified, personally came Richard Aaron Rogers a/k/a Aaron Rogers and Elise Rogers, known to me, or proved to me on the basis of satisfactory evidence, to be the Grantor(s) in the foregoing deed, and acknowledged by the signing thereof to be their free and voluntary act and deed.

In testimony whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

Notary Public

CHRISTINE BOLANIS GARNER STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires 04-18-2022

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

County Parcel Number: 083 03 4K 001.00
Street address of property: 2217 Carter Ave., Nashville, TN 37206

Oath of Consideration

I or we, Richard Aaron Rogers Elise Rogers, the Affiant(s), herby swear or affirm that to the best of my/our knowledge, information and belief, that the actual consideration for this transfer is $ 10.00

Signed this 6 day of Apr., ~~2020.~~ CBC 2021 dfr Clark

Signatures of Affiant(s):

Elise Rogers Richard Aaron Rogers

Sworn and subscribed before me this 6 day of April, ~~2020.~~ 2021 CBC

Notary Public

CHRISTINE BOLANIS GARNER
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 04-18-2022

Certificate of Authenticity

I, Melonie Hoover, 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.

M. Hoover

Signature

State of Colorado

County of Denver

Personally appeared before me, Priscilla Perez, a notary public for this county and state, Melonie Hoover who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires:_____.

Notary's Seal (If on paper)

PRISCILLA PEREZ
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20194009314
MY COMMISSION EXPIRES MARCH 7, 2023