Karen Johnson Davidson County
Batch# 647390 DEEDQC
06/02/2021 09:00:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20210602-0073504

FS210340839 - QCD

Commitment Number: FS210340839

After Recording, Send To:
Alicia C. Valdez
8501 Burnham Lane Unit I-8
Antioch, TN 37013

This instrument prepared by:
Jay A. Rosenberg, Esq., Member Tennessee Bar, Rosenberg LPA, Attorneys At Law, 9078 Union Centre Blvd., Suite 350, West Chester, Ohio 45069 (513) 247-9605 Fax: (866) 611-0170.

New Property Owner/Mail Tax Statements To:
Alicia C Valdez,, 8501 Burnham Lane Unit I-8, Antioch, TN 37013

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
181 02 0A 153.00

QUITCLAIM DEED

Alfred Valdez and **Maria Valdez**, married, hereinafter grantors, of **Davidson County**, **Tennessee**, without consideration paid, grant and quitclaim to **Alicia C Valdez,,** hereinafter grantee, whose tax mailing address is **8501 Burnham Lane Unit I-8, Antioch, TN 37013**, with quitclaim covenants, all right, title, interest and claim to the following land in the following real property:

The following described real property in the Davidson County, Tennessee: Land in Davidson County, Tennessee, being Unit No. I-8 as set forth in First Supplement to the Master Deed Establishing Lenox Creekside, Phase II, 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 in Instrument No. 20070801-0091466 in the Register's Office for Davidson County, Tennessee, subjecting the property to the Master Deed of record as Instrument No. 20060306-0025686, as amended by Instrument No. 20060606-0066938 in said Register's Office; said units also being shown as part of Exhibit "A' to said First Supplement.
Property Address is: 8501 Burnham Lane Unit I-8, Antioch, TN 37013

Executed by the undersigned on 4/23, 2021:

Alfred Valdez

Maria Valdez

STATE OF AZ
COUNTY OF Pima

The foregoing instrument was acknowledged before me on Apr 23, 2021 by **Alfred Valdez** and **Maria Valdez** who are personally known to me or have produced Drivers License as identification, and furthermore, the aforementioned persons have acknowledged that their signatures were their free and voluntary act for the purposes set forth in this instrument.

Notary Public

Monica Lee Garcia
Notary Public - Arizona
Pima County
My Commission Expires
May 11, 2021

DERIVATION CLAUSE

The instrument constituting the Grantor's source of title in the property described herein was a deed recorded at 2017110-0115713 in the Register's Office of Davidson County, Tennessee.

Parcel ID: 181 02 0A 153.00

The real property described above is conveyed subject to and with the benefit of: All easements, covenants, conditions and restrictions of record; in so far as in force applicable.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

State of Florida
County of Brevard

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 0.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Subscribed and sworn to before me

This 27th day of April, 2021.

Affiant

Nichole Miller
Print Name

(Seal)

Notary Public

My commission expires:

02/07/2023

Sharon K Bell
Print Name

CTIC# _____

SHARON K BELL
Notary Public - State of Florida
Commission # GG 299506
My Comm. Expires Feb 7, 2023
Bonded through National Notary Assn.

SHARON K BELL
Notary Public - State of Florida
Commission # GG 299506
My Comm. Expires Feb 7, 2023
Bonded through National Notary Assn.

True Copy Certification

I, Nichole Miller, 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.

Nichole Miller
Signature

State of FL

County of BREVARD

Personally appeared before me, Matthew Eubanks a notary public for this county andstate, Nichole Miller who acknowledges that this certification ofan electronic document is true and correct and whose signature I have witnessed.

Matthew Eubanks
Notary's Signature

My Commission Expires: 02/03/2025
Notary' Seal (if\on paper)

MATTHEW EUBANKS
Notary Public - State of Florida
Commission # HH 089089
My Comm. Expires Feb 3, 2025
Bonded through National Notary Assn.