Karen Johnson Davidson County
Batch# 649944 DEEDQC
06/04/2021 12:12:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20210604-0075215

This Instrument prepared by:

K. David Bradley, Jr., Esq., Tennessee Bar No. 12873
8845 Leatherwood Road, Salt Lick, Kentucky 40371

Return to: Better Settlement Services, LLC
600 W Germantown Pike, Suite 450, Plymouth Meeting, PA 19426

Reference Number: BSS-TN-RF-902831

Name and Address of New Owner:	Name and Address of Entity Responsible for Payment of Real Property Taxes	Tax Map Parcel No.:
Kenneth P. Duszynski and Wayne Haisman	Kenneth P. Duszynski and Wayne Haisman	8-74.00-R
8009 Bonnafair Drive	8009 Bonnafair Drive	
Hermitage, TN 37076	Hermitage, TN 37076	

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, cash in hand paid, the receipt and legal sufficiency of which are hereby acknowledged, KENNETH P. DUSZYNSKI, surviving spouse, hereinafter referred to as "Grantor", does hereby convey, transfer, remise, release, relinquish and quitclaim unto KENNETH P. DUSZYNSKI, unmarried, and WAYNE HAISMAN, unmarried, as joint tenants with right of survivorship, hereinafter referred to as "Grantee", whose mailing address is: 8009 Bonnafair Drive, Hermitage, TN 37076, their heirs and assigns forever, all of Grantor's right, title and interest in and to the following property being situated and located in the County of Davidson, State of Tennessee together with all improvements located thereon, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 660, on the Plan of Hermitage Hills, Section Seven, of record in Plat Book 3300, Pages 62-63, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Tax ID No.: 8-74.00-R

BEING the same which Linda P. England, unmarried and Fredda M. Lee, unmarried by Deed dated June 2, 2011 and recorded June 6, 2011 in the Office of the County Register of Deeds for the County of Davidson, State of Tennessee in Instrument No. 20110606-0043149 conveyed unto Kenneth P. Duszynski surviving spouse. And the said Linda Lou Duszynski departed this life on June 28, 2014 leaving Kenneth P. Duszynski as sole surviving spouse.

Statement required by T.C.A. 66-24-121: The foregoing legal description is the same as contained in the previous deed of record.

The above-described property is improved property having a street address of 8009 Bonnafair Drive, Hermitage, TN 37076.

The words "Grantor" and "Grantee" shall include their respective successors and assigns where the context requires or permits.

THIS CONVEYANCE is made subject to all easements, and building or use restrictions of record, including, but not limited to, those for public roads and highways, restrictive covenants, utilities, railroads, and pipelines. The conveyance is also subject to all applicable zoning, ordinances, statutes, rules, or regulations, as amended.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 20 day of MAY, 2021.

KENNETH P. DUSZYNSKI

STATE OF TENNESSEE
COUNTY OF Williamson

I, the undersigned Notary Public, in and for the County and State aforesaid, do hereby certify that KENNETH P. DUSZYNSKI, with whom I am personally acquainted (or who has proved to me their identity on the basis of satisfactory evidence), has, upon oath, acknowledged the same before me and has executed the foregoing instrument for the purpose therein contained, by signing his/her/their name(s), on this 20 day of May, 2021.

Notary Public
My Commission expires: 9/23/24

KEITH D. MCDUFFIE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

VALUATION AFFIDAVIT

We, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $ 10.00.

KENNETH P. DUSZYNSKI

WAYNE HAISMAN

Subscribed and sworn to before me this 20 day of May, 2021.

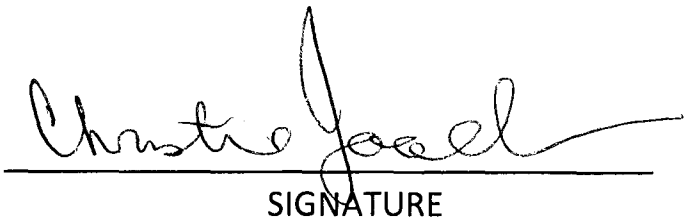
Notary Public

My Commission expires: 9/23/24

KEITH D. MCDUFFIE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

TRUE COPY CERTIFICATION

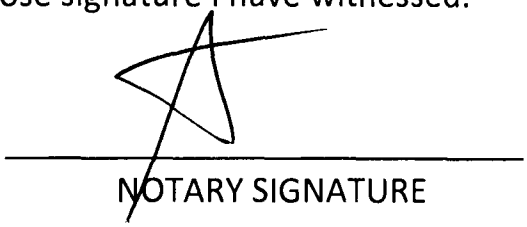
I, Christine Joachim, do hereby make oath that I am a licensed attorney/and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law,



SIGNATURE

State of PA
County of Montgomery

Personally appeared before me, Michael Estelle, a notary public for this county and state Christine Joachim who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.



NOTARY SIGNATURE

My Commission Expires 3-19-2023
Notary's Seal

Commonwealth of Pennsylvania - Notary Seal
Michael R. Estelle, Notary Public
Montgomery County
My commission expires March 19, 2023
Commission number 1347499