68823563-6631495

Karen Johnson Davidson County
Batch# 653019 DEEDQC
06/09/2021 12:25:30 PM 6 pgs
Fees: $32.00 Taxes: $0.00
20210609-0077520

Dear Davidson County Register of Deeds

RE: 1722 Red Jacket Dr., Antioch, Tennessee 37013

FROM: Jonathan Stott St. Vincent, a married man who acquired title as an unmarried man, joined by his spouse, Kathryn St. Vincent

TO: Jonathan Stott St. Vincent and Kathryn St. Vincent, husband and wife

Assessor's Parcel Number: 173050A19200CO

PROPERTY TYPE:

RESIDENTIAL	COMMERCIAL	INDUSTRIAL	AGRICULTURAL	INSTITUTIONAL/ MISCELLANEOUS	GOVERNMENT	VACANT	ACREAGE	TIME-SHARE
X								

CONSIDERATION: ZERO DOLLARS ($0.00)

CONVEYANCE TAX (0.37 PER $100 ROUNDED UP): $ 0.00

DEED RECORDING CHARGE: 4 pages @ $5.00 / page = $20.00

COMPUTER FUND: $ 2.00

PROBATE FEE (Collected only when State Tax is paid): $ 1.00

TOTAL RECORDING FEES: $22.00

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----------SPACE ABOVE THIS LINE FOR RECORDER'S USE----------

After recording return to:
Amrock LLC
662 Woodward Avenue
Detroit Michigan 48226

NEW OWNERS and
send tax bill to:
~~**Jonathan Stott St. Vincent**~~ **and** ~~**Kathryn St. Vincent**~~ JB KMS
1722 Red Jacket Dr. KATHRYN MICHELE ST VINCENT
Antioch Tennessee 37013
JONATHAN STOTT ST VINCENT

Real Estate Tax ID Number: **173050A19200CO**

This document was prepared under the supervision of Michael P. Bell, 702 King Farm Blvd, Suite 155 Rockville, MD 20850 without benefit of title examination and no legal advice was requested or provided.

QUITCLAIM DEED
Under T.C.A. Section 66-5-103(B)(2)

This No Consideration transfer between spouses is exempt from transfer tax pursuant to TN Code Section 67-4-409 (a)(3)(A)(i) due to the creation or dissolution of a tenancy by the entirety by the conveyance from one (1) spouse to the other.

JB KMS
JONATHAN STOTT ST VINCENT

THIS QUITCLAIM DEED, made this 28th day of December, 2020 by and between ~~**Jonathan Stott St. Vincent,**~~ **a married man who acquired title as an unmarried man, joined by his spouse,** ~~**Kathryn St. Vincent**~~, whose post office address(es) is/are **1722 Red Jacket Dr., Antioch, Tennessee 37013,** as party or parties of the first part, "Grantor", and ~~**Jonathan Stott St. Vincent**~~ **and** ~~**Kathryn St. Vincent,**~~ **husband and wife,** whose post office address(es) is/are **1722 Red Jacket Dr., Antioch, Tennessee 37013,** as party or parties of the second part, "Grantee",

KATHRYN MICHELE ST VINCENT JB KMS

WITNESSTH:

That for and in consideration of the sum of TEN DOLLARS ($10.00), cash in hand paid, receipt of which is hereby acknowledged, and other good and valuable consideration, the Parties of the First Part have quitclaimed to the Parties of the Second Part, all interest in the following described property, situate, lying and being in **Davidson County, Tennessee** to-wit:

SEE ATTACHED EXHIBIT "A" AND INCORPORATED HEREIN.

PROPERTY ADDRESS: 1722 Red Jacket Dr., Antioch, Tennessee 37013

This conveyance is expressly made subject to reservations, restrictions, easements, covenants and conditions contained in former instruments of record pertaining thereto and to all easements and encroachments apparent from an inspection of the property.

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed these presents, together or in counterpart, the day, month and year first above written.

J.A. Vincent (SEAL)
~~Jonathan Stott St. Vincent~~
JONATHAN STOTT ST VINCENT

STATE OF Tennessee

COUNTY Davidson, to wit:

Personally appeared before me, a Notary Public of said county and State, ~~Jonathan Stott St. Vincent~~, the within named grantor(s), with whom I am personally acquainted (or who proved to me their identity on the basis of satisfactory evidence), and who acknowledged that such person (or persons) executed this instrument for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Notary Public Tonika Robinson
Name:
Commission Expiration Date: 07/03/2023

TONIKA ROBINSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-03-2023

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Kathryn St. Vincent (SEAL) KMS
~~Kathryn St. Vincent~~
KATHRYN MICHELE ST VINCENT

STATE OF Tennessee
COUNTY Davidson, to wit:

Personally appeared before me, a Notary Public of said county and State, ~~Kathryn St. Vincent~~, the within named grantor(s), with whom I am personally acquainted (or who proved to me their identity on the basis of satisfactory evidence), and who acknowledged that such person (or persons) executed this instrument for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Notary Public
Name: Tonika Robinson
Commission Expiration Date: 07/03/2023

TONIKA ROBINSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-03-2023

AFFIDAVIT OF CONSIDERATION

STATE OF TENNESSEE
COUNTY OF Davidson **to wit:**

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $0.00 .

Affiant (SEAL)

Subscribed and sworn to before me on this the 28th **day of** December, **20** 20.

Notary Public
NAME: Tonika Robinson

My Commission Expires: 07/03/2023

TONIKA ROBINSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-03-2023

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EXHIBIT A

Legal Description:

Land situated in the County of Davidson in the State of TN

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT NO. 192 ON THE PLAN OF BARNES CROSSING, PHASE ONE AS SHOWN ON EXHIBIT "D" OF THE MASTER DEED AND BY-LAWS OF RECORD IN INSTRUMENT NO. 20050721-0084791, RE-RECORDED IN INSTRUMENT NO. 20050805-092480, AS AMENDED IN INSTRUMENT NO. 20051114-0136938 AND INSTRUMENT NO. 20071227-0147998, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION.

Being the same property conveyed to Jonathan Stott St. Vincent, an unmarried man, by deed dated March 22, 2019 of record in Deed Instrument/Case No. 20190322-0026329, in the Office of the Davidson County Register of Deeds.

Parcel Identification Number: 173050A19200CO
Commonly Known As: 1722 Red Jacket Dr., Antioch, Tennessee 37013

True Copy Certification

I, Betsy Lanzotti, 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 Michigan

County of Wayne

Personally appeared before me, Jessica N Johnson, a notary public for this county and state, Betsy Lanzotti who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

Jessica N Johnson

My Commission Expires: April 25, 2022
Notary' Seal (if on paper)

JESSICA N. JOHNSON
Notary Public, State of Michigan
County of Wayne
My Commission Expires Apr. 25, 2022
Acting in the County of Wayne