SEND TAX STATEMENTS TO NAME AND ADDRESS OF NEW OWNERS:

Valerie Bouyer
745A Flint Ridge Dr.
Whites Creek, TN 37189

THIS INSTRUMENT WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES HEREIN FOR WHICH THE PREPARER ASSUMES NO RESPONSIBILITY.
PREPARED BY:
TRI-STAR TITLE CO., LLC.
106 E. COLLEGE ST
MURFREESBORO, TN 37130

THIS TRANSFER IS EXEMPT FROM THE TENNESSEE REAL ESTATE TAX RECORDING TAX PURSUANT TO T.C.A. §67-4-409-(3)A

MAP: 049 15
GROUP: 0A
PARCEL: 004.00

Karen Johnson Davidson County
Batch# 678465 DEEDQC
07/16/2021 12:29:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20210716-0095838

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum and amount of **TEN and NO/100 ($10.00) DOLLARS**, cash in hand paid, and for other good and valuable considerations, the receipt of all of which is hereby acknowledged, the undersigned, **VALORIE PALMER (n.k.a. Valerie Bouyer), unmarried,** has this day bargained and sold and does hereby transfer and Quitclaim unto **VALORIE BOUYER, unmarried,** her heirs and assigns, forever, all of our right, title and interest, in and to a certain tract or parcel of real estate situated in Davidson County, State of Tennessee being more particularly described as follows, to-wit:

BEING Lot No. 36, Unit 745A, of Flint Ridge Homes, on the Plan of Deer Meadows, Phase Two, as of record in Plat Book 6250, Page 280, with Site Plans contained in Master Deed in Instrument No. 20070124-0009978, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

FOR source of title to said realty reference is made to Warranty Deed from Westport Development Co., Inc. to Valorie Palmer, dated August 3, 2007 and recorded on August 6, 2007 in Instrument No. 20070806-0093373, Register's Office for Davidson County, Tennessee.

THIS property is subject to all matters shown on plat of record in Plat Book 6250, page 280, Register's Office for Davidson County, Tennessee.

THIS property is subject to any and all lawful easements, setback lines, restrictions, etc. of record and applying to the within described property and to the zoning regulations of the appropriate governmental body.

IN WITNESS WHEREOF, I have hereunto set my signature this the 14th day of July, 2021.

V. Bouyer

Valerie Bouyer

STATE OF TENNESSEE)
: ss.
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for the state and County aforesaid, the within named **VALERIE BOUYER**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument (QUITCLAIM DEED) for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL at Whites Creek, Tennessee, this the 14th day of July, 2021.

NOTARY PUBLIC

My Commission Expires: 12/21/24

PEDRO MEDERO
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer, or the value of the property transferred, whichever is greater is $ -0-, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

AFFIANT

Sworn to and subscribed before me, this the 14th day of July, 2021.

NOTARY PUBLIC

My Commission Expires: 12/21/24

PEDRO MEDERO
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

Tennessee Certification of Electronic Document

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

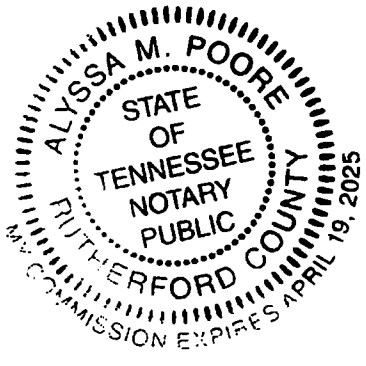
07/14/2021 _____ (date of document).

Tracey Gullett
Date: 07/14/2021

State of Tennessee

County of Rutherford

Sworn to and subscribed before me this 12th day of July, 2021.



NOTARY PUBLIC
My Commission Expires: 04/19/2025