Karen Johnson Davidson County
Batch# 690727 DEEDQC
08/05/2021 08:41:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20210805-0105137

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

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

NEW OWNER and
send tax bill to:
Jessica Hagler
4101B Lone Oak Rd.
Nashville Tennessee 37215

Real Estate Tax ID Number: **117-15-3D-001-00**

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 is a not a transfer of interest. This deed is being recorded to update name and the Grantor/Grantee remains the same.

THIS QUITCLAIM DEED, made this 7th day of January, 2021 by and between **Jessica Hagler FKA Jessica H. Root, an unmarried woman, who acquired title as married woman**, whose post office address(es) is/are **4101B Lone Oak Rd., Nashville, Tennessee 37215,** as party or parties of the first part, "Grantor", and **Jessica Hagler, an unmarried woman,** whose post office address(es) is/are **4101B Lone Oak Rd., Nashville, Tennessee 37215**, as party or parties of the second part, "Grantee",

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.

69244172

PROPERTY ADDRESS: 4101B Lone Oak Rd., Nashville, Tennessee 37215

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.

(SIGNATURE PAGE(S) TO FOLLOW)

Jessica Hagler FKA Jessica H. Root (SEAL)
Jessica Hagler FKA Jessica H. Root

STATE OF TN

COUNTY _____, to wit:

Personally appeared before me, a Notary Public of said county and State, **Jessica Hagler FKA Jessica H. Root**, 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: Kimberly Kronick-Worrall
Commission Expiration Date: 09/02/2024

KIMBERLY KRONICK-WORRALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

AFFIDAVIT OF CONSIDERATION

STATE OF TENNESSEE
COUNTY OF _____ 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 .

Kimberly Kronick Worrall (SEAL)
Affiant

Subscribed and sworn to before me on this the 7 day of January, 2021.

Notary Public
NAME: Kimberly Kronick-Worrall
My Commission Expires: 09/02/2024

KIMBERLY KRONICK-WORRALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

69244172

202108050105137

EXHIBIT A

Legal Description:

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

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT A, 4101 LONE OAK TOWNHOMES, AS SHOWN IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR 4101 LONE OAK TOWNHOMES OF RECORD IN INSTRUMENT NUMBER 20150625-0061101, AND AMENDED INSTRUMENT NO. 201707060067759, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH A PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY.

Being the same property conveyed to Jessica H. Root, married woman, by deed dated June 30, 2017 of record in Deed Instrument/Case No. 20170706-0067760, in the Office of the Davidson County Register of Deeds.

Parcel Identification Number: 117-15-3D-001-00
Commonly Known As: 4101B Lone Oak Rd., Nashville, Tennessee 37215

Tennessee Certification of Electronic Document

I, Susan Palmer, 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 _____ (date of document).

Affiant Signature

Susan Palmer

7/2/21

Date

State of MI

County of Wayne

Sworn to and subscribed before me this 2nd day of July, 2021

Notary's Signature

MY COMMISSION EXPIRES: 02/21/2026

NOTARY'S SEAL

TAKISHA D HARRISON
NOTARY PUBLIC - MICHIGAN
MACOMB COUNTY
ACTING IN THE COUNTY OF Wayne
MY COMMISSION EXPIRES FEB. 21, 2026