Karen Johnson Davidson County
Batch# 741091 DEEDQC
10/21/2021 12:46:30 PM 7 pgs
Fees: $37.00 Taxes: $0.00
20211021-0141476

Dear Davidson County Register of Deeds

RE: 2120 Arbor Pointe Way, Hermitage, TN 37076-1491

FROM: William Dudley, unmarried and Amani Dudley, unmarried, who acquired title as a married couple

TO: William Dudley, unmarried

Assessor's Parcel Number: 137040B00100CO

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 : 6 pages *$5.00 per page (Minimum $10.00): $ 30.00

COMPUTER FUND: $ 2.00

PROBATE FEE (Collected only when State Tax is paid): $ 0.00

TOTAL RECORDING FEES: $ 32.00

DR1 70973896QC101010107

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

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

Prepared by:
Amrock, LLC
662 Woodward Ave
Detroit, MI 48226

NEW OWNER(S) and
send tax bill to:
William Dudley
2120 Arbor Pointe Way, Hermitage, TN 37076-1491

Real Estate Tax ID Number: **137040B00100CO**

70973896-7686572

QUITCLAIM DEED

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

This No Consideration transfer between former spouses is exempt from transfer tax pursuant to TN Code Section 67-4-409 (a)(3)(E) as an adjustment of property rights between divorcing parties due to Judgment of Divorce entered on August 18, 2021, in Davidson County, TN, Court Case No. 21D-950.

THIS QUITCLAIM DEED, made this 7th day of Sept ,2021, by and between **William Dudley, unmarried and Amani Dudley, unmarried, who acquired title as a married couple**, whose post office address is **2120 Arbor Pointe Way, Hermitage, TN 37076,** as party or parties of the first part, (hereinafter referred to as "Grantor"), and **William Dudley, unmarried** , whose post office address is, **2120 Arbor Pointe Way, Hermitage, TN 37076,** as party or parties of the second part, (hereinafter referred to as "Grantee") (the words "Grantor" and "Grantee" to include their respective heirs, legal representatives, successors, and assigns where the context requires or permits);

WITNESSETH

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:

DR1 70973896QC101010207

SEE ATTACHED EXHIBIT "A" AND INCORPORATED HEREIN.

PROPERTY ADDRESS: 2120 Arbor Pointe Way, Hermitage, TN 37076-1491

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.

(SIGNATURES ON THE FOLLOWING PAGE(S))

DR1 70973896QC101010307

Will Dudley (SEAL)
William Dudley

STATE OF Tennessee

COUNTY Davidson, to wit:

Personally appeared before me, a Notary Public of said county and State, **William Dudley**, 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.

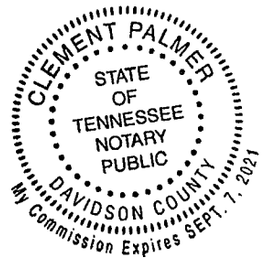
IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Clement Palmer

Notary Public Clement Palmer

Name: Clement Palmer

Commission Expiration Date: 09.07.21



DR1 70973896QC101010407

Amani E Dudley (SEAL)
Amani Dudley

STATE OF Tennessee

COUNTY Davidson, to wit:

Personally appeared before me, a Notary Public of said county and State, **Amani Dudley**, 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.

Clement Palmer

CLEMENT PALMER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 7, 2021

Notary Public Clement Palmer

Name: Clement Palmer

Commission Expiration Date: 09.07.21

DR1 70973896QC101010507

EXHIBIT A

Legal Description:

Tax Id Number(s): 137040B00100CO

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

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 1, ON THE FINAL PLAT ON ARBOR CREST SUBDIVISION, OF RECORD IN INSTRUMENT NO. 20071129-0138522, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, REFERENCE TO WHICH IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

Parcel Identification Number: 137040B00100CO
Commonly Known As: **2120 Arbor Pointe Way, Hermitage, TN 37076-1491**

Being the same property conveyed to William Dudley and wife, Amani Dudley, by deed dated May 26, 2017 of record in Deed Instrument/Case No. 20170531-0053992, in the County Clerk's Office

DR1 70973896QC101010707

Tennessee Certification of Electronic Document

I, Betsy Lanzotti, do hereby make oath that I am a licensed attorney and/or the custodian 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 9/7/2021 (date of document).

Affiant Signature

Jul 27, 2021
Date

State of Michigan

County of Wayne

Sworn to and subscribed before me this 27 day of July, 2021

Takisha D Harrison
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