This instrument prepared by:
Troy Dunbar
1833 Lakewood Village Dr.
Antioch, TN 37013

Karen Johnson Davidson County
Batch# 749985 DEEDQC
11/05/2021 10:44:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20211105-0148163

Owner/Responsible Taxpayer
Troy Dunbar and Sonya Dunbar
1833 Lakewood Village Dr.
Antioch, TN 37013

Tax Map Parcel No.: 165 09 0A 051.00

M.I.S. FILE NO
191DD551

QUITCLAIM DEED

THIS INSTRUMENT, made and entered into this 27 day of October 2021, by and between Troy Dunbar, a married man, joined by his wife Sonya Dunbar, whose address is 1833 Lakewood Village Dr., Antioch, TN 37013, ("Grantor"), and Troy Dunbar and Sonya Dunbar, husband and wife, as joint tenants with right of survivorship, whose address is 1833 Lakewood Village Dr., Antioch, TN 37013, ("Grantee");

WITNESSETH: That for NO CONSIDERATION, Grantor does hereby convey, transfer, remise, release, relinquish, and quitclaim unto Grantee and Grantee's heirs and assigns, all Grantor's right, title, and interest in and to the following described real estate, situated and being in the County of Davidson, State of Tennessee, and more particularly described as follows:

> LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 45 OF SECTION TWO, LAKEWOOD VILLAGE, A PLAT OF WHICH IS OF RECORD IN INSTRUMENT NO. 20000215-0015148, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE LEGAL DESCRIPTION.

DEED TO ADD SPOUSE TO TITLE FOR NO CONSIDERATION.

Being the same property conveyed to Grantor by Deed dated December 6, 2006 from Deutsche Bank National Trust Company, as Trustee of Ameriquest Mortgage Securities Inc., Asset Backed Pass-Through Certificates, Series 2003-AR3 under the Pooling and Servicing Agreement Dated as of June 1, 2003, without recourse of record in Instrument No. 20070116-0006425 of the Register's Office of Davidson County, Tennessee.

Commonly known as: 1833 Lakewood Village Dr., Antioch, TN 37013

WITNESS the hand and seal of the party of the first part the day and year first above written.

Troy Dunbar

Sonya Dunbar

ACKNOWLEDGMENT

STATE OF TENNESSEE)
) SS:
COUNTY OF DAVIDSON)

Personally appeared before me, John D. Sessum, a Notary Public in and for said County and State, Troy Dunbar and Sonya Dunbar the within named bargainor, individual(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 27 day of October 2021.

NOTARY STAMP/SEAL

NOTARY PUBLIC

Notary Commission Expires: 6/26/24

JOHN D SESSUM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
) SS:
COUNTY OF DAVIDSON)

I or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $0.00. Pursuant to Tenn. Code Ann. § 67-4-409(a)(4), the tax is based only on actual consideration given for a conveyance and not on the value of the property.

Troy Dunbar Sonya Dunbar

Witness my hand, at office, this 27 day of October 2021.

NOTARY STAMP/SEAL NOTARY PUBLIC

Notary Commission Expires: 6/26/24

After Recording Mail To:
Mortgage Information Services, Inc.
Attn: Recording Department
4877 Galaxy Parkway, Suite I
Cleveland, OH 44128

JOHN D SESSUM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Tennessee Certification of Electronic Document

I, Hayley Pavlus, 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 10/27/2021 (date of document).

Affiant Signature

10/29/2021
Date

State of Ohio

County of Cuyahoga

Sworn to and subscribed before me this 29 day of October, 2021.

Notary's Signature

MY COMMISSION EXPIRES: 03Feb2026

NOTARY'S SEAL

