Karen Johnson Davidson County
Batch# 751499 DEEDQC
11/09/2021 09:00:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20211109-0149256

CERTIFICATE OF AUTHENTICITY

I, Danielle Sheets, do hereby make oath that I am the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a trust and exact copy of the original document executed and authenticated according to law 10/04/2021.

Danielle Sheets 11/3/2021

Name: Danielle Sheets

Title: Post Closing Officer

State of RI

County of Providence

Sworn to and subscribed before me on 11/3/2021

Notary Public: Daniel Gomes

My Commission Expires: 12-18-2023

DANIEL GOMES NOTARY PUBLIC COMMISSION EXPIRES MY 12-18-2023 STATE OF RHODE ISLAND

Return to:

EQUITY NATIONAL TITLE
317 IRON HORSE WAY
PROVIDENCE RI 02908
FILE NO. 221418092

QUITCLAIM DEED

THIS INSTRUMENT WAS PREPARED BY
MATTHEW KNABLE, P.O. BOX 52773, KNOXVILLE, TN 37950
NO REPRESENTATION BY PREPARER AS TO ANY MATTERS OF TITLE OR LEGAL DESCRIPTION/SURVEY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
DONNA S. RAINES	DONNA S. RAINES	097 16 0A 056.00
5553 PENINSULA PARK LANDING HERMITAGE, TN 37076	5553 PENINSULA PARK LANDING HERMITAGE, TN 37076	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **DONNA S. RAINES, AN UNMARRIED INDIVIDUAL, AND MARTHA B. ZOBEL, AN UNMARRIED INDIVIDUAL**, HEREINAFTER CALLED THE GRANTOR, DO/DOES HEREBY BARGAIN, SELL, RELEASE, REMISE, QUITCLAIM AND CONVEY UNTO **DONNA S. RAINES**, HEREINAFTER CALLED THE GRANTEE, HIS/HER/ITS SUCCESSORS, HEIRS AND ASSIGNS, ALL THE RIGHT, TITLE AND INTEREST IN AND TO A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING Lot No. 52, on the Plan of The Peninsula, Phase Two, of record in Plat Book 9700, Page 352, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description This conveyance is subject to all terms and provisions of the Restrictions and By-Laws of record in Book 9564, Page 693 amended in Book 9754, Page 35; Book 9977, Page 359; Book 10333, Page 219; Book 11258, Page 85; Book 10973, Page 39 amended in Book 11181, Page 371; Instrument 200008220083193 and 20030313-0033780, said Register's Office.

Title to the above described property conveyed to Donna S. Raines and Martha B. Zobel from Verlyn Steward and Kelly K. Steward by Warranty Deed dated August 14, 2017 and recorded August 15, 2017 in or Instrument No. 20170815- 0083420.

Property known as, 5553 PENINSULA PARK LANDING, HERMITAGE, TN 37076

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 4 day of October, 2021.

Donna S. Raines
DONNA S. RAINES

Martha B Zobel
MARTHA B. ZOBEL

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, Donna S. Raines & Martha B. Zobel of the state and county mentioned, personally appeared **DONNA S. RAINES and MARTHA B. ZOBEL**, to me known to be the person(s) described in and who executed the foregoing instrument for the purposes therein contained.

(seal)

ELLA K. BUTLER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Ella K Butler
Notary Public
Printed Name: Ella K. Butler
My Commission Expires: 07/09/2024

VALUATION AFFIDAVIT

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 $ 10.00.

Donna S Raines Martha B Zobel
Affiant

STATE OF TENNESSEE

COUNTY OF Davidson

Subscribed and sworn before me this the 4 day of October, 2021.

Ella K Butler
Notary Public
My commission expires: 07/09/2024

ELLA K. BUTLER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON