AFTER RECORDING RETURN TO:
SILK ABSTRACT COMPANY
300 Centerville Road, Suite 304
Warwick, RI 02886
File No. R-204459-WCM

Karen Johnson Davidson County
Batch# 752240 DEEDQC
11/09/2021 03:56:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20211109-0149823

This document prepared by:
JOHN O. WINDSOR, ESQ.,
1775 Lelia Drive Suite E (2nd floor)
Jackson, MS 39216
866-333-3081

Parcel ID No.: 064 15 0A 062.00

QUITCLAIM DEED

THIS DEED made and entered into on this 28th day of October, 2021, by and between **Vincy Cherian F/K/A Vincy C. Ramapurath an unmarried person**, a mailing address of 4116 Meadowgreen Drive, Old Hickory, TN 37138, hereinafter referred to as Grantor(s) and **Vincy Cherian, an unmarried person**, a mailing address of 4116 Meadowgreen Drive, Old Hickory, TN 37138, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ZERO and NO/100 ($0.00) DOLLARS, do this day remise, release and quitclaim to the said Grantee(s) the following described real estate located in Davidson County, Tennessee:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

Property Address: 4116 Meadowgreen Drive, Old Hickory, TN 37138

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.

Being the same property conveyed to the Grantor(s) in a prior Deed recorded under Document Number: 20170601-0054243, recorded on 06/01/2017 in Davidson County, Tennessee.

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

Vincy Cherian F/K/A Vincy C. Ramapurath

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, Vincy Cherian F/K/A Vincy C. Ramapurath, the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Davidson County, TN this 28th day of October, 2021.

Notary Public
My Commission expires: ~~My Commission Expires~~
May 5, 2025

SANDRA F. JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

No title exam performed by the preparer. Legal description and party's names provided by the party.

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that to the best of knowledge, information, and belief of the Affiant, that the actual consideration for this transfer is $0.00.

Affiant

Print Name: VINCY CHERIAN

STATE OF Tennessee
COUNTY OF Davidson

Sworn to before me this 26th day of October, 2021

Notary Public
My Commission Expires: My Commission Expires May 5, 2025

SANDRA F. JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Name and address for person(s) responsible for taxes:

Vincy Cherian
4116 Meadowgreen Drive
Old Hickory, TN 37138

Name and address of property owner:

Vincy Cherian
4116 Meadowgreen Drive
Old Hickory, TN 37138

EXHIBIT A
LEGAL DESCRIPTION

ALL ITS RIGHT TITLE AND INTEREST IN CERTAIN REAL ESTATE IN DAVIDSON COUNTY, TENNESSEE AS FOLLOWS:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 58 ON THE PLAN OF SECTION TWO, PLANTATION WALK, OF RECORD IN PLAT BOOK 7900, PAGE 858, REGISTERS OFFICE OF DAVIDSON COUNTY, TENNESSEE, REFERENCE TO WHICH IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO VINCY C. RAMAPURATH FROM CHERIAN J. RAMAPURATH, BY DEED DATED MAY 20, 2017, AND RECORDED ON JUNE 01, 2017, AS 20170601- 0054243.

PARCEL ID NUMBER: 064 15 0A 062.00

PROPERTY COMMONLY KNOWN AS: 4116 MEADOWGREEN DRIVE, OLD HICKORY, TN 37138

Certificate of Authenticity

I, Caitlin Rich, 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 **10/28/2021**.

Date

Affiant Signature

11/04/2021

Date

State of Rhode Island

County of Kent

Sworn to and subscribed before me this **4TH DAY OF NOVEMBER 2021**

Notary's Signature

My Commission Expires: 03/30/2024

Date

Notary's Seal (if on paper)

Sarah Murphy
NOTARY
PUBLIC
STATE OF RHODE ISLAND