Karen Johnson Davidson County
Batch# 811002 DEEDQC
02/24/2022 11:24:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220224-0021114

THIS INSTRUMENT
PREPARED BY:
American Title & Escrow Services, LLC
1537 Franklin Road, Suite 202
Brentwood, Tennessee 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $0.00.

Joshua T Fykes
AFFIANT Joshua T Fykes

Subscribed and sworn to before me this 10th day of February, 2022.

Christina Marie Chatman Online Notary
NOTARY PUBLIC

My Commission Expires: 01/19/2025

Address New Owners as Follows:	**Send Tax Bills To:**	**Map-Parcel:**
Joshua T. Fykes & Tiffany E. Fykes, Trustees 508 Broadwell Drive Nashville, TN 37220	NEW OWNER	173-11-0A-006.00-CO

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, **Our Promise, LLC, a Tennessee limited liability company,** GRANTOR, hereby quitclaims and conveys all of its undivided right, title and interest to the hereinafter described property to **Joshua T. Fykes and Tiffany E. Fykes, Trustees of the Joshua and Tiffany Fykes Living Trust dated October 1, 2020,** GRANTEE. Said property conveyed herein is described as follows:

> Land in Davidson County, Tennessee, being Lot No. 6, on the Plan of Section One, Stanford Village of record in Instrument No. 200002040012060 and Instrument No. 200002040012061, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.
>
> Being the same property conveyed to Our Promise, LLC, A Tennessee Limited Liability Company by Warranty deed from Andy Platt and wife, Melissa Platt of record in Instrument No. 20210003-0147082 Register's Office for Davidson County, Tennessee, dated October 21, 2021 and recorded on November 03, 2021.

This property is known as: 2020 Stanford Village Drive Antioch, TN 37013

Said property is conveyed subject to such restrictions, encumbrances, and limitations as may affect the premises.

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantee.

This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.

IN WITNESS WHEREOF, the said parties hereto have hereunto set their signatures on this the 10th day of February, 2022.

Our Promise, LLC

By: Joshua T Fykes
Joshua Fykes, Member

Florida
STATE OF ~~TENNESSEE~~
COUNTY OF Duval

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Joshua Fykes, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Member of Our Promise, LLC, a Tennessee limited liability company and that he, acting in such capacity, and authorized so to do, executed the foregoing instrument on behalf of said company for the purposes therein contained.

Witness my hand and seal, at office, this 10th day of February, 2022.

Christina Marie Chatman Online Notary
Notary Public

My Commission Expires: 01/19/2025

CHRISTINA MARIE CHATVAN
Notary Public - State of Florida
Commission # HH82079
Expires on January 19, 2025

Signer verified by State of TN Driver License

Notarized online using audio-video communication

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENT

I, **J. Carlton Drumwright**, 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 February 10, 2022.

J. Carlton Drumwright

2/10/22
Date

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn and subscribed before me on 2/10/22.

Notary

My Commission Expires: 12/18/22

ELIZABETH J. BARNES
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY