Karen Johnson Davidson County
Batch# 820348 DEEDQC
03/11/2022 11:36:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20220311-0028710

QUITCLAIM DEED

MAIL RECORDED DEED TO:

EVAN L. DOGGETT
3629 BENTFIELD DRIVE
ANTIOCH, TN 37013

OWNER (SEND TAX BILLS TO):

EVAN L. DOGGETT
3629 BENTFIELD DRIVE
ANTIOCH, TN 37013

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, EVAN L. DOGGETT, a/k/a EVAN DOGGETT, an unmarried man (herein, "Grantor"), whose address is 3629 Bentfield Drive, Antioch, TN 37013, hereby bargains, sells, remises, releases, quit claims and conveys to EVAN L. DOGGETT, an unmarried man (herein, "Grantee"), whose address is 3629 Bentfield Drive, Antioch, TN 37013, all of Grantor's interest in and to the following described real property located in Davidson County, State of Tennessee:

SEE EXHIBIT A ATTACHED HERETO.

Property street address: 3629 Bentfield Drive, Antioch, TN 37013

No recordation tax is due on this transaction pursuant to T.C.A. Section 67-4-409(a)(4) as it is a transfer by quitclaim deed for no consideration.

WITNESS my hand and seal this 9th day of February, 2022.

PIN NO: 164 10 0A 157.00

This Instrument Prepared By: STEVEN A. WILLIAMS, ESQ.
423 LITHIA PINECREST ROAD
BRANDON, FL 33511

GRANTOR:

Evan L. Doggett a/k/a Evan L. Doggett
EVAN L. DOGGETT, a/k/a EVAN DOGGETT

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, EVAN L. DOGGETT, a/k/a EVAN DOGGETT, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 9th day of February, 2022

[Affix Notary Seal]

TRESSIE M. LEWIS
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on
01/06/2025
DAVIDSON COUNTY

Tressie M. Lewis
SIGNATURE OF NOTARY PUBLIC
My commission expires: 01/06/2025

OATH OF CONSIDERATION

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration for this transfer is $10.00.

Grantee:

Grantee signature: Evan L. Doggett
Evan L. Doggett

Subscribed and sworn to under oath before me, this 9th day of February, 2022 by Evan L. Doggett.

[Affix Notary Seal]

TRESSIE M. LEWIS
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on
01/06/2025
DAVIDSON COUNTY

Tressie M. Lewis
SIGNATURE OF NOTARY PUBLIC
My commission expires: 01/06/2025

EXHIBIT A

[Legal Description]

Land in Davidson County, Tennessee, being Lot Number 203 on the Final Plat, Village Three, Summerfield, a planned unit development of record in Instrument Number 20001006-0099706, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete and accurate legal description of said lot.

SOURCE OF DESCRIPTION AND GRANTOR'S EQUITABLE INTEREST:

Previous and last conveyance; the same being a deed to the within Grantor recorded in the Register's Office for Davidson County, Tennessee, in Instrument #20140122-0006061 on January 22, 2014.

PIN NO: 164 10 0A 157.00

STREET ADDRESS:

3629 Bentfield Drive, Antioch, TN 37013

The parties herein confirm and agree by their signatures above and/or acceptance of this document that the preparer of this document has not advised the parties on the propriety or suitability of the conveyance; has been engaged solely for the purpose of preparing this instrument; has prepared the instrument only from information given to preparer by the parties and/or their representatives; has not verified the accuracy of the consideration stated to have been paid or upon which any tax may have been calculated; has not verified the legal existence or authority of any party or person executing the document; has not been requested to provide nor has preparer provided a title search, an examination of title or legal description, an opinion on title, legal review or advice of any sort, or advice on property taxes, reassessments, other taxes or the tax, legal or non-legal consequences that may arise from the conveyance; and that they agree to hold harmless, indemnify and defend the preparer from and against any and all losses, liabilities, claims, demands, actions, suits, proceedings, and costs of every nature arising therefrom. The parties herein further agree at any time, and from time to time, to cooperate, adjust, initial, execute, re-execute and re-deliver such further deeds and documents, correct any defect, error or omission and do any and all such further things as may be necessary to implement and carry out the intent of the parties in making this conveyance. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.

FILE# UTB-TN-204331

22-065399 (LB)

Tennessee Certification of Electronic Document

I, Perre Cabell, 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 9, 2022 (date of document).

Affiant Signature

February 23, 2022
Date

State of MISSISSIPPI

County of HANCOCK

Sworn to and subscribed before me this 23rd day of February, 2022.

Neisha L. Schwartz
Notary's Signature

MY COMMISSION EXPIRES: 12/2/2022

NOTARY'S SEAL

