Karen Johnson Davidson County
Batch# 887500 DEEDQC
07/12/2022 11:48:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220712-0080044

STATE OF TN
COUNTY OF Sumner

The actual consideration or value, whichever is greater, for this transfer is $-0.

Affiant

Subscribed and sworn to before me, this 12th day of July, 2022.

Notary Public

My commission expires: 03/01/2025

JENNIFER RUSSELL STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

THIS INSTRUMENT WAS PREPARED FROM INFORMATION PROVIDED BY THE PARTIES. THE PREPARER MAKES NO CLAIM OR WARRANTIES AS TO THE STATUS OF THE TITLE.

THIS INSTRUMENT WAS PREPARED BY:
SIGNATURE TITLE SERVICES, LLC
636 GRASSMERE PARK
NASHVILLE, TN 37211

QUITCLAIM DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Randy K. Earhart	**New Owner**	**097020A665.00C0**
3752 Hoggett Ford Rd.		
Hermitage, TN 37076		

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the herein GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Kyle Matthew Earhart and Lauren Earhart, husband and wife, "** GRANTOR(S)", by these presents, do hereby quitclaim and convey unto **Randy K Earhart, a married man**, herein called "GRANTEE(S)", his successors, heirs and assigns all of their right, title and interest in and to a certain tract or parcel of land in **Davidson County, Tennessee.**

Land in Davidson County, Tennessee, being Lot No. 665 on the Final Plat of Villages of Riverwood, Section One, Phase 7, of record as Instrument No. 20170426-0040821, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Randy K. Earhart, a married man and Kyle Matthew Earhart, an unmarried man as tenants in common with right of survivorship, by Warranty Deed from Beazer Homes, LLC, a Delaware limited liability company, successor in interest to Beazer Homes Corp., a Tennessee Corporation, dated September 28, 2017, of record as Instrument No. 20171003-0101329, Register's Office for Davidson County, Tennessee.

Lauren Earhart joins in the deed in order to convey any right, title, or interest she may have in the property by virtue of her marriage to Kyle Matthew Earhart.

This is **improved** property known as: **3752 Hoggett Ford Rd, Hermitage, TN 37076**.

WITNESS my/our hand(s) this 20th day of June, 2022.

Kyle Matthew Earhart

Lauren Earhart

Lauren Earhart

STATE OF Oklahoma

COUNTY OF Cleveland

Personally appeared before me, a Notary Public of said County and State, **Kyle Matthew Earhart,** the within named Grantor(s), 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, at office, this 20th day of June, 2022.

Notary Public

R. RICKEY NOTARY # 12001826 EXP. 02/23/24 PUBLIC STATE OF OKLAHOMA

My Commission Expires: 02/23/2024

STATE OF Oklahoma

COUNTY OF Cleveland

Personally appeared before me, a Notary Public of said County and State, **Lauren Earhart,** the within named Grantor(s), 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, at office, this 20th day of June, 2022.

Notary Public

R. RICKEY NOTARY # 12001826 EXP. 02/23/24 PUBLIC STATE OF OKLAHOMA

My Commission Expires: 02/23/2024

Tennessee Certification of Electronic Document

I, Jennifer Russell, 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 6/20/2022 (date of document).

Jennifer Russell
Affiant Signature

7/12/2022
Date

State of Tennessee

County of Sumner

Sworn to and subscribed before me this 12th day of July, 2022.

Notary's Signature

MY COMMISSION EXPIRES: 10/21/2024

NOTARY'S SEAL

