Karen Johnson Davidson County
Batch# 926889 DEEDQC
10/07/2022 09:18:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20221007-0110564

This instrument prepared by VidmarLaw, Ltd., John Vidmar (TN Bar#032525), P.O. Box 211031, Columbus, Ohio 43221

Record and Return to: America's Title Corporation, 200 E. Big Beaver Road, Troy, MI 48083

Order Number: MI-22-147

QUIT-CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that the Grantor(s) **Randi Norris, fka Randi Reyes and Andrew Norris, Wife and Husband,** for Ten Dollars ($10.00) and other valuable consideration paid, does hereby bargain, sell, remise, release, quit claim, and convey unto the Grantee(s), **Randi Norris and Andrew Norris, Wife and Husband,** as Tenants by the Entireties, whose address is 485 Killarney Park, Goodlettsville, Tennessee 37072, the following described real property located in the County of Davidson, State of Tennessee and further described as follows:

Being Lot No. 162 on the Final Plat, Parkview Preserve, Phase 2, of record in Instrument No. 20191112-0116375, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

Be the same more or less, but subject to all legal highways.

This description is the same as the description contained in the prior deed referenced herein.

Subject to all matters appearing on the plan of record in Instrument No. 20191112-0116375, Register's Office for Davidson County, Tennessee.

Subject to all matters as set forth per boundary plats of record in Plat Book 547, Page 46 and Instrument No. 20130110-0003257, Register's Office for Davidson County, Tennessee.

Subject to Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20190503-0041704, amended by First Amendment to the Declaration of Covenants, Conditions and Restrictions for Parkview Preserve of record in Instrument No. 20200108-0002728, and supplemented by First Supplement to the Declaration of Covenants, Conditions, and Restrictions for Parkview Preserve (Annexing Phase 1 B and Phase 2 Property) of record in Instrument No. 20200706-0072345, Register's Office for Davidson County, Tennessee.

Subject to Charter of Parkview Preserve Homeowners Association, Inc. of record in Instrument No. 20190418-0035627, Register's Office for Davidson County, Tennessee.

Subject to Inspection and Maintenance Agreement of Private Stormwater Management Facilities of record in Instrument No. 20180629-0062942, Register's Office for Davidson County, Tennessee.

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Subject to title to that portion of the premises, if any, embraced within the bounds of any streets, roads and/or highways.

Subject to Right of Way Easements of record in Book 2014, Page 308 and Book 3164, Page 487, Register's Office for Davidson County, Tennessee.

Subject to Easement of record in Book 3255, Page 507, Register's Office for Davidson County, Tennessee.

Subject to Easement of record in Book 6113, Page 624, Register's Office for Davidson County, Tennessee.

Subject to Ingress-Egress Easement of record in Instrument No. 20130118-0006195, Register's Office for Davidson County, Tennessee.

Subject to Agreement for Dedication of Easement for Sanitary Sewers of record in Book 5195, Page 443, Register's Office for Davidson County, Tennessee.

Subject to all matters shown on the survey dated November 30, 2017, prepared by Ragan-Smith Associates, Inc., by John T. Darnall, TN R.L.S. No. 1571, Job No. 17163.

Subject to the flow of any creeks, streams, or branches across subject property.

Subject to rights of others in and to common areas/elements.

Subject to lien for special assessment contained in DCCR's/Master Deed.

Subject to all other easements, restrictions and all other matters of record, zoning ordinances, real estate taxes and assessments, if any, prorated to the date of this deed.

County Parcel number: 025080A16200CO
Street address of property: 485 Killarney Park, Goodlettsville, Tennessee 37072
Prior Instrument Reference by which Grantor(s) acquired title: Instrument No. 20210224-0022959 in the Register's Office, Davidson County, Tennessee.
Mail Tax Statements to: Randi Norris and Andrew Norris, 485 Killarney Park, Goodlettsville, Tennessee 37072

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Signed this 22 day of September, 2022.

Signatures of Grantors:

Randi Norris, fka Randi Reyes

Andrew Norris

STATE OF Tennessee, COUNTY OF Davidson, SS:

BE IT REMEMBERED That on this 22 day of September, 2022 before me, the subscriber, a Notary Public in and for said state, duly commissioned and qualified, personally came Randi Norris,fka Randi Reyes and Andrew Norris, known to me, or proved to me on the basis of satisfactory evidence, to be the Grantor(s) in the foregoing deed, and acknowledged by the signing thereof to be their free and voluntary act and deed.

In testimony whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

Notary Public, Cynthia Sharp
exp. 01/06/2025

CYNTHIA SHARP
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

PCL131-MI-22-147DQTC01010304

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Property Address: 485 Killarney Park, Goodlettsville, Tennessee 37072
Tax Parcel: 025080A16200CO

Oath of Consideration

I or we, Randi Norris, fka Randi Reyes and Andrew Norris, the Affiant(s), herby swear or affirm that to the best of my/our knowledge, information and belief, that the actual consideration for this transfer is $0.00.

Signed this 22 day of September, 2022.

Signatures of Affiant(s):

Sworn and subscribed before me this 22 day of September, 2022

Notary Public, Cynthia Sharp
exp. 01/06/2025

CYNTHIA SHARP
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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Tennessee Certification of Electronic Document

I, Jack Wilson, 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 09/22/2022 (date of document).

Affiant Signature

10/06/2022
Date

State of FL

County of Hillsborough

Sworn to and subscribed before me this 06 day of October, 2022.

ROBERTO PRIDA
Notary Public - State of Florida
Commission # HH 40108
My Comm. Expires Sep 19, 2024
Bonded through National Notary Assn.

Notary's Signature

MY COMMISSION EXPIRES: _____

NOTARY'S SEAL