Karen Johnson Davidson County
Batch# 933425 DEEDQC
10/24/2022 03:14:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20221024-0115435

Prepared By:	Record and Return To:	New Owner Name and Tax Mailing Address:
VidmarLaw, LTD John Vidmar (TN Bar#032525) P.O. Box 211031 Columbus, Ohio 43221	Netco Title company 1001 peruque crossing ct. O'fallon MO 63366	Fredrick Kemper and Josephine Kemper 109 Kiowa Trail Madison, TN 37115

Order Number: NTN-1378686

QUIT-CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that the Grantor(s) **Fredrick Kemper married to Josephine Kemper,** for Ten Dollars ($10.00) and other valuable consideration paid, does hereby bargain, sell, remise, release, quit claim, and convey unto the Grantee(s), **Fredrick Kemper and Josephine Kemper, Husband and Wife,** as joint tenants with right of survivorship, whose address is 109 Kiowa Trail, Madison, TN 37115, the following described real property located in Davidson County, State of Tennessee and further described as follows:

Being Lot Number 68 on the Final Plat of the Woods of Neeley's Bend, Phase 3, of record in Instrument #20070208-0016682, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

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.

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

County Parcel Numbers: 053-14-0B-023.00
Street address of property: 109 Kiowa Trail, Madison, TN 37115

Prior Instrument Reference by which Grantor(s) acquired title: Instrument No. 20151204-0122588 in the Register's Office, Davidson County, Tennessee.

Signed this 19 day of October, 2022.

Signature of Grantors:

Fredrick Kemper

Josephine Kemper

STATE OF Tennessee COUNTY OF Davidson, SS:

BE IT REMEMBERED That on this 19 day of October, 2022, before me, the subscriber, a Notary Public in and for said state, duly commissioned and qualified, personally came Fredrick Kemper and Josephine Kemper, 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

BARBARA COLLINS STATE OF TENNESSEE NOTARY PUBLIC GARNER COUNTY

My Commission Expires Nov. 26, 2022

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

County Parcel Numbers: 053-14-0B-023.00
Street address of property: 109 Kiowa Trail, Madison, TN 37115

Fredrick Kemper Oath of Consideration

I or we, _____, 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 19 day of October, 2022.

Signatures of Affiant(s):

Sworn and subscribed before me this 19 day of Oct., 2022.

Barbara Collins
Notary Public

BARBARA COLLINS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

My Commission Expires
Nov. 26, 2022

202210240115435

Tennessee Certification of Electronic Document

I, **Meghan Napoli**, 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 October 19, 2022 (date of document).

Affiant Signature

October 19, 2022
Date

State of **Missouri**

County of **St. Louis**

Sworn to and subscribed before me this 19th day of October 2022.

Notary's Signature

MY COMMISSION EXPIRES: **01/14/2026**

NOTARY'S SEAL

JESSIE AREVALO
Notary Public, Notary Seal
State of Missouri
St. Charles County
Commission # 14567095
My Commission Expires 01-14-2026