**QUITCLAIM DEED**

STATE OF TENNESSEE
COUNTY OF WILSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF FEBRUARY, 2024.

Notary Public

COMMISSION EXPIRES: 4/26/25

(AFFIX SEAL)

JASON C. NGUYEN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

Karen Johnson Davidson County
Batch# 1103842 DEEDQC
02/22/2024 03:02:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20240222-0012307

**THIS INSTRUMENT WAS PREPARED BY:**
**Underwood Law Group, PLLC, 223 Town Center Pkwy #1744, Spring Hill, TN 37174**

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILL TO: | MAP-PARCEL NUMBERS: |
|---|---|---|
| **Anthony Onyeka Enwerem and Marquita C. Brown** | **SAME** | **150-09-0C-053.00** |
| (Name) | | |
| **665 Hamilton Crosings** | | |
| (Address) | | |
| **Antioch, TN 37013** | | |

For and in consideration of the sum of One Dollar ($1.00) cash in hand paid by GRANTEE, the receipt of which is hereby acknowledged, **Anthony Onyeka Enwerem, a married man**, hereinafter called the GRANTOR, does hereby quitclaim and convey unto **Anthony Onyeka Enwerem and wife, Marquita C. Brown,** GRANTEE, all right, title, and interest in the said property, which said Grantor has, situated in Davidson County, Tennessee, and more particularly described as follows:

Being Unit L-53 on the plan of The Ridge at Antioch, a Horizontal Property Regime with Private Elements, as shown on Exhibit A of the Supplementary Declaration to Amended and Restated Declaration of Covenants, Conditions, and Restrictions to The Ridge at Antioch, of record in Instrument No. 20211230-0172041, and amended of record in Instrument No. 20220131-0010914, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of location and description of said lot.

Being the same property conveyed to Anthony Onyeka Enwerem, a married man, by Warranty Deed from Ole South Properties, Inc., a Corporation, dated February 24, 2023 and recorded February 27, 2023 in Instrument No. 20230227-0013590, in said Register's Office for Davidson County, Tennessee.

This is improved property located at 665 Hamilton Crossings, Antioch, TN 37013.

THIS INSTRUMENT WAS PREPARED WITHOUT A TITLE SEARCH OF THE SUBJECT PROPERTY.

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

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

**IN WITNESS WHEREOF,** the GRANTOR has hereunder set her hand this 15 day of February, 2024.

**Anthony Onyeka Enwerem**

**STATE OF TENNESSEE**
**COUNTY OF** Davidson

Personally appeared before me, a Notary Public of said County and State, the within named **Anthony Onyeka Enwerem**, with whom I am personally acquainted, or proved on the basis of satisfactory evidence, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 15 day of February, 2024.

My Commission Expires: 4/26/25

NOTARY PUBLIC

JASON C. NGUYEN
NOTARY PUBLIC
TENNESSEE
WILSON COUNTY

**Tennessee Certification of Electronic Document**

I, the undersigned, 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 15, 2024.

Affiant Signature

Date: February 20, 2024

STATE OF TENNESSEE

COUNTY OF RUTHERFORD

Sworn to and subscribed before me on this 20th day of February, 2024.

Notary Public

My Commission Expires:

(SEAL)

