Bill Garrett Davidson County
Batch# 109351 DEEDQC
06/27/2018 08:31:31 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20180627-0061703

New Owner:

Agripina Ramoya
7003 Bonnalake Drive
Hermitage Tennessee 37076

Send Tax Bills To:

Same

Prepared By:

WALTER H. STUBBS
Attorney at Law
1190 Nashville Pike
Gallatin, Tennessee 37066

Tax Map/Parcel 074-08-259.00

# QUITCLAIM DEED

**FOR AND IN CONSIDERATION** of the sum of TEN ($10.00) DOLLARS, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **AGRIPINA N. CONNOLLY, now AGRIPINA RAMOYA, an unmarried woman,** do hereby bargain, sell and convey and quitclaim all my right, title and interest in and to the hereinafter described property unto **AGRIPINA RAMOYA, an unmarried woman**, her heirs and assigns, in fee simple forever:

LAND in Davidson County, Tennessee, being Lot No. 1017 on the Plan of Hermitage Hills, Section 10, as of record in Book 3600, page 50, said Register's Office, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Agripina N. Connolly from Jerry W. Couch and Dawn C. Austin by deed of record in Instrument No. 20050608-0065484, Register's Office of Davidson County, Tennessee. Agripina N. Connolly and Agripina Ramoya are one and the same person.

Agripina Ramoya was divorced from Brion Tarrant Connolly on March 1, 2006, Davidson County Circuit Court No. 05D-4677. Said Grantor's name was legally changed by order of the United States District Court for the Middle District of Tennessee on September 27, 2013.

This is improved property commonly known as 7003 Bonnalake Drive, Hermitage, Tennessee 37076.

The above legal description is the same as that contained in the previous deed of record.

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX-RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND PREPARER SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT, OR LEGAL AND/OR TAX-RELATED COUNSEL.

**IN TESTIMONY WHEREOF**, the Grantor has hereunto set her signature on this the 23 day of June 2018.

**AGRIPINA N. CONNOLLY**
**(now AGRIPINA RAMOYA)**

**STUBBS LAW GROUP**
1190 Nashville Pike
Gallatin, Tennessee 37066
(615) 452-4321

STATE OF TENNESSEE

COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **AGRIPINA N. CONNOLLY, now AGRIPINA RAMOYA, an unmarried person**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 23 day of June 2018.

DEVERY STUBBS
STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Devery Stubbs
NOTARY PUBLIC

My Commission Expires: 1/24/22.

**OATH**

STATE OF TENNESSEE

COUNTY OF ~~SUMNER~~ Davidson

I hereby swear or affirm that the actual consideration for this transfer or value of this property transferred, whichever is greater, is $-0-, which amount is equal to or greater than the amount which the property transferred will command at a fair, voluntary sale.

Agripina Ramoya
AFFIANT

Sworn to and subscribed before me this 23 day June 2018.

DEVERY STUBBS
STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Devery Stubbs
NOTARY PUBLIC

My Commission Expires: 1/24/22.

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