Karen Johnson Davidson County
Batch# 433599 DEEDQC
07/09/2020 10:28:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200709-0074524

THIS INSTRUMENT PREPARED BY and
When Recorded Please Return To:
Robert Callaghan
Vanquish Land Title
8414 Falls of Neuse Road, Suite 104
Raleigh, NC 27615

File No.: 20VLT-0103TN

QUIT CLAIM DEED

Address New Owner:	Send Tax Bills To:	Map/Parcel No(s).
Jose Dominguez/Yasuary Cuevas	**Jose Dominguez/Yasuary Cuevas**	
6616 Shadyview Drive	6616 Shadyview Drive	176 05 0A 076.00
Nashville, TN 37013	Nashville, TN 37013	

THIS INDENTURE made this 11 day of May, 2020 between, Jose R. Dominguez, unmarried, First Parties
and
Jose Dominguez and Yasuary Cuevas, husband and wife, Second Parties

WITNESSETH

THAT SAID First Party, for and in consideration of the sum of No Dollars And No/100 Dollars ($0.00) and other good and valuable consideration, to us in hand paid by Second Party, the receipt of which is hereby acknowledged, have bargained, sold, remised, released and QUIT CLAIMED, and do hereby bargain, sell, remise, release and QUIT CLAIM unto said party of the second part, the following described premises, to wit:

A CERTAIN TRACT OF PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 295, ON THE PLAN OF HICKORY WOODS ESTATES, SECTION C, OF RECORD IN BOOK 6900 (ERRONEOUSLY REFERENCED IN PRIOR DEED AS PLAT BOOK 36900), PAGE 885, 886, AND 887, REGISTER'S OFFICE FOR SAID, COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

Being the same property conveyed to Jose R. Dominguez, unmarried by Valuxsa D. Saeaung, now Scott, and Jeremy Brandon Scott, wife and husband in an instrument dated January 31, 2014 and recorded February 5, 2014 in Instrument Number 20140205-0010284.

The preparer of this deed makes no representation as to the status of title to the property described herein. This deed has been prepared solely from information furnished to the preparer who makes no representation other than that it has been accurately transcribed from information provided.

Whenever in the instrument a pronoun is used, it shall be construed to represent either singular or plural as the case may demand.

Witness my hand and seal this 11 day of May, 2020.

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jose R. Dominguez, unmarried, to me known to be the persons described in and who executed the foregoing instrument and who acknowledged the execution of the same to be his/her/their free act and deed.

Witness my hand and official seal this 11 day of May, 2020.

Notary Public

My Commission Expires: 3.4.24

DEREK TRUELOVE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON
My Comm. Expires 3/4/2024

STATE OF TN
COUNTY OF Davidson

The actual consideration of this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 11 day of May, 2020.

Notary Public

My Commission Expires: 3.4.24

DEREK TRUELOVE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON
My Comm. Expires 3/4/2024

True Copy Certification

I, Michelle A. Keene, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of North Carolina

County of Wake

Personally appeared before me, Michele G. Weeks , a notary public for this county and state, Michelle A. Keene who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 7/3/23
Notary' Seal (if on paper)

MICHELE G WEEKS
NOTARY PUBLIC
WAKE COUNTY, NC
My Commission Expires