This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd, Suite 402, Nashville, TN 37214

Karen Johnson Davidson County
Batch# 524653 DEEDQC
12/04/2020 10:29:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20201204-0141069

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Ronald E. Gates** ("Grantor"), married, hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Ronald E. Gates and Veronica McDonald, Husband and Wife** (Grantee), all of his rights, title, and interests in the following described real property, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 16, THE KNOLL, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 2330, PAGE 94, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

Being all or part of the same property conveyed to Grantor herein by Cash Deed for Tennessee of record at Instrument Number **20130912-0096370** in said Register's Office.

IN TESTIMONY WHEREOF I have executed this instrument the 25 day of November, **2020.**

Ronald E Gates

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, **Ronald E Gates**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 25 day of November, **2020.**

NOTARY PUBLIC
MY COMMISSION EXPIRES: 7-5-21

CARI ALLEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-5-2021

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$0.00**.

Nichole Bowlen
AFFIANT

SUBSCRIBED AND SWORN before me this the 25 day of November, **2020.**

Cari Allen
NOTARY PUBLIC
MY COMMISSION EXPIRES: 7-5-21

CARI ALLEN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-5-2021

PROPERTY ADDRESS:	**921 Anita Dr.** **Old Hickory, TN 37138**
TAX PARCEL NO.:	**044 13 0 016.00**
PROPERTY OWNER: OWNER'S ADDRESS:	**Ronald E. Gates and Veronica McDonald** **921 Anita Drive** **Old Hickory, TN 37138**
MAIL TAX BILLS TO:	Owners at Property Address

Certificate of Authenticity

I, Emily Reed, 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 the law.

Emily Reed
Signature

State of Tennessee
County of Davidson
Personally appeared before me, Ashlee D Page a notary public for this county and state, Emily Reed who acknowledges that this certification of an Electronic document is true and correct and whose signature I have witnessed.

Ashlee D Page
Notary Signature

ASHLEE D. PAGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 11/08/2022