QUITCLAIM DEED

STATE OF New York

COUNTY OF Cayuga

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16 DAY OF June, 2021.

Victoria H. Meyers
Notary Public

MY COMMISSION EXPIRES: 4/26/24
(AFFIX SEAL)

Victoria H Meyers
Notary Public
State of New York
County of Cayuga
My Commission Expires 4/26/24

Karen Johnson Davidson County
Batch# 661241 DEEDQC
06/21/2021 03:05:57 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20210621-0083540

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Rhonda Stanford-Zahn and Dawna Zahn	**New Owner**	
(NAME)	(NAME)	**059-15-0-084.00**
3802 Crouch Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **RHONDA STANFORD-ZAHN, AN UNMARRIED WOMAN,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **RHONDA STANFORD-ZAHN, AN UNMARRIED WOMAN, AND DAWNA ZAHN, AN UNMARRIED WOMAN, AS TENANTS IN COMMON WITH THE RIGHT OF SURVIVORSHIP** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 88 on the Plan of Haynes Manor, Section 1 of record in Book 3600, Page 85, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Beginning on the Southeasterly margin of Vanderhorst Drive, at the corner of Lot Nos. 88 and 89; thence with the line between said two lots, Southeasterly 112.8 feet to a point in the Northern boundary line of Lot No. 112; thence with the line between Lot Nos. 87, 88 and 112, Southwesterly 119.8 feet to the Northeasterly margin of Crouch Drive; thence with the same, Northwesterly 59 feet to the beginning of a curve; thence around said curve, having a radius of 25 feet, Northeasterly 36.11 feet to the Southeasterly margin of Vanderhorst Drive; thence with the same, Northeasterly 83.68 feet to the beginning.

Being the same property conveyed to Rhonda Stanford-Zahn, an unmarried woman, of record in Instrument No. 20180511-0045410, Register's Office for Davidson, Tennessee.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **3802 Crouch Drive, Nashville, Tennessee 37207**.

Witness my hand this the 16 day of June, 2021.

Rhonda Stanford-Zahn

STATE OF New York

COUNTY OF Cayuga

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, RHONDA STANFORD-ZAHN, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 16 day of June, 2021.

Victoria H. Meyers
Notary Public

My Commission Expires: 4/26/24

(SEAL)

Victoria H Meyers
Notary Public
State of New York
County of Cayuga
My Commission Expires 4 / 26 / 24

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212