Karen Johnson Davidson County
Batch# 680133 DEEDQC
07/20/2021 01:16:02 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20210720-0097352

THIS INSTRUMENT PREPARED BY:
FREEMAN & BRACEY, PLC
P. O. Box 527
885 Conference Drive, Suite 500
Goodlettsville, Tennessee 37070-0527

QUITCLAIM DEED

Address New Owners	Send Tax Bills To:	Map-Parcel
Edward L. Audain 412 Hickory Chase Madison, Tennessee 37115	Same	042160A01100CO

FOR AND IN CONSIDERATION of Zero Dollars ($0.00), cash in hand paid, the receipt of which is hereby acknowledged, Dana L. Audain, by these presents does hereby quitclaim and convey unto Edward L. Audain, his successors and assigns, all her right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 11 on the Final Plat of Hickory Chase of record in Plat Book 7900, page 973, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Edward L. Audain and Wife, Dana L. Audain, from David K. Wachtel and Wife, Sharon Kay Wachtel, by and through David K. Wachtel, Attorney in Fact, of record in Instrument No. 20010417-0037162, Register's Office for Davidson County, Tennessee.

The said Dana L. Audain and Dana Lynne Audain being one and the same person.

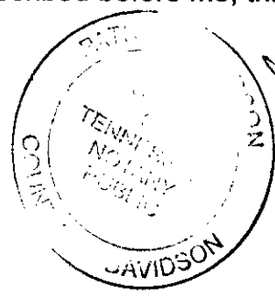
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The undersigned, after being first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Court Order in a divorce action styled Dana Lynne Audain and Edward Leroy Audain, Superior Court of Washington, County of Lincoln, No. 09-3-03635-1 and that there was no other consideration given for the transfer.

AFFIANT

Sworn to and subscribed before me, this 13th day of July, 2021.





Patricia B Eidson
NOTARY PUBLIC

My Commission Expires: 5/9/2023

Witness my hand this 2nd day of July, 2021, the bargaining party, having caused my name to be signed hereto on said day and date.

Dana L. Audain
DANA L. AUDAIN

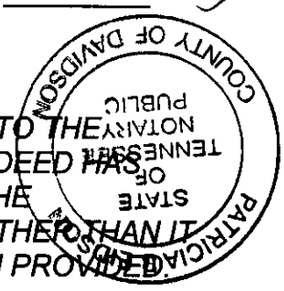
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me Patricia B Eidson, a Notary Public in and for said County and State, **DANA L. AUDAIN,** the within 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 at Goodlettsville TN this the 2nd day of July, 2021.

Patricia B Eidson
NOTARY PUBLIC

My Commission Expires: 5/9/2023



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 WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.