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Karen Johnson Davidson County
Batch# 742134 DEEDQC
10/25/2021 08:48:52 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20211025-0142655

THERESA L. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $-0-.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 20th DAY OF October, 2021.

NOTARY PUBLIC

My Commission expires: 9-4-2022

FROM:
Zachary Evans

TO:
I. Dyke Tatum, Trustee

FROM:
I. Dyke Tatum, Trustee

TO:
Truly Alvarenga and Zachary Evans

THIS INSTRUMENT PREPARED BY

Esquire Title & Escrow Inc. 30 Burton Hills Blvd., Ste 200, Nashville, TN 37215

NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Truly Alvarenga and Zachary Evans 625 Rockwood Drive Hermitage, Tennessee 37076	**SAME**	**086 11 0A 054.00 CO**

Quitclaim Deed

For and in Consideration of the sum of $10.00 cash in hand paid and for the express purpose of making a re-conveyance for the purpose of creating tenants in the entirely with the rights of survivorship I, **Zachary Evans** by these presents do hereby quitclaim and convey unto **I. Dyke Tatum, Trustee**, his successors and assigns, the following described tract or parcel of land, to wit:

A certain Condominium apartment in Davidson County, Tennessee, described as Unit No, 1, Building 3, Garage No. 3-1-G, Phase 2 and 2A of Hermitage Woods, a Condominium, a Horizontal Property Regime, located on Rockwood Drive Davidson County, Tennessee, as shown on the plat of Hermitage Woods Condominiums, Condominium apartments, recorded in Plat Book 4860, pages 62-64, said Register's Office, and described in a Master Deed recorded in Book 4753, page 140, as amended in Book 4980, page 378, Book 5165, page 781, and in Book 5172, page 77, said Register's Office, to which reference is hereby made for a more complete description.

Being the same property conveyed to Zachary Evans, unmarried man by deed from Deborah B. Balentine, now known as Deborah Greer and husband, Everett Balentine of record in Instrument No. 20190315-0023650, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) **property known as: 625 Rockwood Drive, Hermitage, TN 37076**

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

And now, I, the said unto **I. Dyke Tatum, Trustee**, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby Quitclaim and convey unto **Truly Alvarenga and Zachary Evans as joint tenants with the right of survivorship,** heirs and assigns the same property hereinabove described and set forth, to which reference is hereby made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WEREOF, we have hereunto set our hands this 20th day of October, 2021.

Zachary Evans

I. Dyke Tatum, Trustee

STATE OF TENNESSEE }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Zachary Evans** the bargainors, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that **he** executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 20th day of **October, 2021.**

My Commission expires:
September 6, 2022

Theresa L. Smith Notary Public

THERESA L. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **I. Dyke Tatum, Trustee**, the bargainor, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that **he** executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 20th day of **October, 2021.**

My Commission expires:
September 6, 2022

Theresa L. Smith Notary Public

THERESA L. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.