This instrument prepared by:
Tennessee Nations Title Agency, Inc.
402 BNA Drive,
Building 100, Suite 205
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

Karen Johnson Davidson County
Batch# 761511 DEEDQC
11/29/2021 10:19:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20211129-0156910

State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater for this transfer is: $ 0.00

Affiant Signature

Subscribed and sworn to before me on this the 1st day of November, 2021

Notary Public

My Commission expires 7/9/24

MITCHELL THOMPSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-9-2024

NAME AND ADDRESS OF PROPERTY OWNER:
Alma D. Garcia-Armendariz
4936 Algonquin Trl
Antioch, TN 37013

SEND TAX BILLS TO:
Alma D. Garcia-Armendariz
4936 Algonquin Trl
Antioch, TN 37013

MAP AND PARCEL NUMBER: 16203037700

QUITCLAIM DEED

21NT02549

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged I,

Alma D. Garcia-Armendariz and Jose Daniel Sanchez

By these presents do remise, release and **QUITCLAIM** unto

Alma D. Garcia-Armendariz

Hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in **DAVIDSON COUNTY,** Tennessee, described as follows, to wit:

Real estate located in Davidson County, Tennessee, described as follows:

Being Lot No. 97 on the plan of Haywood Hills, Section 5 of record in Plat Book 4675, Page 143 and 144. Register's Office for said County, to which plan reference is hereby mode for a more complete legal description.

Subject to easements and restrictions

Being the same property as conveyed to Alma D. Garcia-Armendariz, unmarried and Jose Daniel Sanchez, unmarried by Special Warranty Deed from Bank of New York as Trustee for the Certficateholders of CWABS 2005-03 dated 11/27/2007 recorded 02/04/2008 in Book NA, Page NA, as Document Number 20080204-0011742, Register's Office for Davidson County, Tennessee.

This is an improved property commonly known as: 4936 Algonquin Trl, Antioch, TN 37013

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 1st day of November, 2021.

Alma D. García Armendariz

Alma D. Garcia-Armendariz

State of Tennessee }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Alma D. Garcia-Armendariz,** the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 1st day of November, 2021.

Notary Public

My Commission expires: 7/9/24.

MITCHELL THOMPSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-9-2024

Jose D. Sanchez

Jose Daniel Sanchez

State of Tennessee }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Jose Daniel Sanchez,** the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 16 day of November, 2021

Notary Public

My Commission expires: 5/7/24

CORTNEY JACKS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-7-2024

Tennessee Certification of Electronic Document

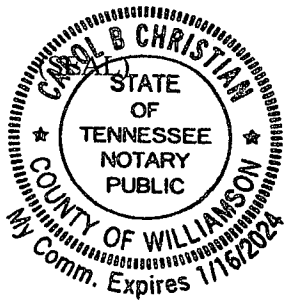
I, Kesha Herron do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 11-1-21 (date of document).

Kesha Herron
Affiant Signature

11-21-21
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 1st of November, 2021.



Carol B Christian
Notary's Signature
My Commission Expires: Jan 16, 2024

Tennessee Certification of Electronic Document

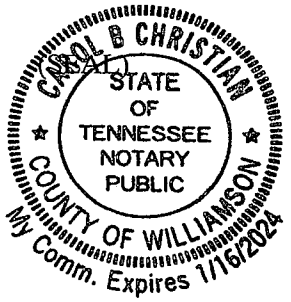
I, Kesha Herron do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 11-10-21 (date of document).

Kesha Herron
Affiant Signature

11-21-21
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 16th of November, 2021.



Notary's Signature
My Commission Expires: Jan 16, 2024