Karen Johnson Davidson County
Batch# 816309 DEEDQC
03/07/2022 09:31:30 AM 6 pgs
Fees: $32.00 Taxes: $0.00
20220307-0025420

New Owner

Prepared By:	Record and Return To:	New Owner Name and Tax Mailing Address:
Vidmar & Hardesty, Ltd., John Vidmar (TN Bar#032525) P.O. Box 211031 Columbus, Ohio 43221	**CHURCHILL TITLE SOLUTIONS** 4501 Charlotte Park Drive Suite 120 Charlotte, NC 28217	Marccio S. Azurdia and Gardleth Azurdia 1212 Fieldoak Ct. Antioch, TN 37013

Order Number: CTSL-JP63TN

QUIT-CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that the Grantor(s) **Marccio S. Azurdia , an unmarried person, Gardleth Azurdia, an unmarried person, and Irma Iliana Azurdia, an unmarried person,** for Ten Dollars ($10.00) and other valuable consideration paid, does hereby bargain, sell, remise, release, quit claim, and convey unto the Grantee(s), **Marccio S. Azurdia, an unmarried person and Gardleth Azurdia, an unmarried person,** whose address is 1212 Fieldoak Ct., Antioch, TN 37013, the following described real property located in Davidson County, State of Tennessee and further described as follows:

Being Lot No. 37, on the Plan of Section Three, Chelsea Village Addition, according to plat and survey of same appearing of record in Plat Book 9700, Page 45, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for complete details of said lot.

Be the same more or less, but subject to all legal highways.

This description is the same as the description contained in the prior deed referenced herein.

Subject to all easements, restrictions and other matters of record, zoning ordinances, real estate taxes and assessments, if any, prorated to the date of this deed.

County Parcel Numbers: 149030A07300CO
Street address of property: 1212 Fieldoak Ct., Antioch, TN 37013

Prior Instrument Reference by which Grantor(s) acquired title: Instrument No. 20210212-0020432 in the Register's Office, Davidson County, Tennessee.

Irma Iliana Azurdia, hereby releases all rights and interests into her life estate interest.

Signed this 8 day of February, 2022.

Signature of Grantor (1 of 3):

Marccio S. Azurdia

STATE OF TN, COUNTY OF Davidson, SS:

BE IT REMEMBERED That on this 8 day of July, 2022, before me, the subscriber, a Notary Public in and for said state, duly commissioned and qualified, personally came Marccio S. Azurdia known to me, or proved to me on the basis of satisfactory evidence, to be the Grantor(s) in the foregoing deed, and acknowledged by the signing thereof to be his/her free and voluntary act and deed.

In testimony whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

Notary Public

DEREK TRUELOVE
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 03/04/2024
WILSON COUNTY

Signed this 1 day of February, 2022.

Signature of Grantor (2 of 3):

Gardleth Azurdia

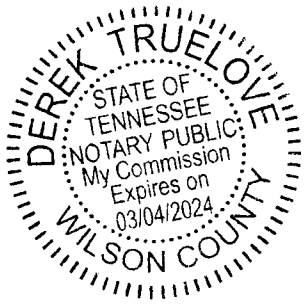
Gardleth Azurdia

STATE OF TN, COUNTY OF Dav, SS:

BE IT REMEMBERED That on this 7 day of February, 2022, before me, the subscriber, a Notary Public in and for said state, duly commissioned and qualified, personally came Gardleth Azurdia known to me, or proved to me on the basis of satisfactory evidence, to be the Grantor(s) in the foregoing deed, and acknowledged by the signing thereof to be his/her free and voluntary act and deed.

In testimony whereof, ~~I~~ have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

Notary Public



Signed this 8 day of Feb, 2022.

Signature of Grantor (3 of 3):

Irma Iliana Azurdia

STATE OF TN, COUNTY OF Davidson, SS:

BE IT REMEMBERED That on this 8 day of Feb, 2022, before me, the subscriber, a Notary Public in and for said state, duly commissioned and qualified, personally came Irma Iliana Azurdia known to me, or proved to me on the basis of satisfactory evidence, to be the Grantor(s) in the foregoing deed, and acknowledged by the signing thereof to be his/her free and voluntary act and deed.

In testimony whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

Notary Public

DEREK TRUELOVE
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 03/04/2024
WILSON COUNTY

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

County Parcel Number: 149030A07300CO
Street address of property: 1212 Fieldoak Ct., Antioch, TN 37013

Oath of Consideration

I or we, [illegible] ~~Affiant~~(s), herby swear or affirm that to the best of my/our knowledge, information and belief, that the actual consideration for this transfer is $ 0 .

Signed this 1 day of [illegible], 2022.

Signatures of Affiant(s):

[illegible]

Sworn and subscribed before me this 1 day of [illegible], 2022.

[illegible]
Notary Public

DEREK TRUELOVE
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 03/04/2024
WILSON COUNTY

Certificate of Authenticity

I, Ana Valentina Gomez, 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 his electronic document is a true and exact copy of the original document executed and authenticated according to law on February 8th, 2022.

Date

Ana V Gómez

Affiant Signature

02/14/2022

Date

State of NC

County of Mecklenburg

Sworn to and subscribed before me this 14 day of February, 2022.

Amanda Simpson

Notary's Signature

Amanda Simpson
NOTARY PUBLIC
Union County
North Carolina
My Commission Expires 06/03/2026

My Commission Expires:_____

Date

Notary's Seal (if on paper)