After Recording Return to:

UNISOURCE
2600 Michelson Drive
Suite 200,Irvine,CA 92612

Karen Johnson Davidson County
Batch# 819918 DEEDQC
03/11/2022 08:15:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220311-0028133

Prepared: P. DeSantis, Esquire
235 West Brandon Blvd., #191
Brandon, Florida 33511
(866) 755-6300
PREPARER NOT RESPONSIBLE FOR CLOSING

Map & Parcel:
050-11-0A-037-00

UNLS1230895

QUITCLAIM DEED

[this deed is being executed to update name and create a "joint tenancy" on title]

New Owner/ Property Being Conveyed
Rebecca June Caughron
Judy Caughron
3344 Hawkwood Lane
Nashville, TN 37207

Send Tax Bills To:
New Owner

Mail Tax Statement To:
New Owner

THIS INDENTURE, made this 22nd day of February, 2022, between REBECCA JUNE CAUGHRON, formerly known as Rebecca June Gates, single woman (*Order of Name Change filed in the Circuit Court for Davidson County, Tennessee (Probate Division) as No. 21P2218)* residing at 3344 Hawkwood Lane, Nashville, TN 37207, hereinafter referred to as **"Party of the First Part"** and REBECCA JUNE CAUGHRON, a single woman and JUDY CAUGHRON, a single woman, as joint tenants with right of survivorship, collectively hereinafter referred to as **"Party of the Second Part."**

WITNESSETH

That the said Party of the First Part, for and in consideration of the sum of Ten Dollars ($10.00) and no other good and valuable consideration in hand paid by the said Party of the Second Part, the receipt of which is hereby acknowledged, has bargained, sold, remised, released and QUIT-CLAIMED, and, does hereby bargain, sell remise, release and QUIT-CLAIM unto the said Party of the Second Part, the following described premises, to wit:

Situated in Davidson County, Tennessee and being further bounded and described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 37 ON THE PLAN OF FINAL PLAT OF TIMBERWOOD, CLUSTER LOT DEVELOPMENT OF RECORD IN PLAT AT INSTRUMENT NO. 20080211-0013669, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY.

SUBJECT TO ALL MATTERS OF RECORD.

BEING THE SAME PROPERTY AS CONVEYED TO REBECCA JUNE GATES, SINGLE WOMAN BY DEED FROM OPENDOOR PROPERTY C LLC, A DELAWARE LIMITED LIABILITY COMPANY, RECORDED 01/11/2019 AS DOCUMENT NO. 20190111-0003078, DAVIDSON COUNTY, TENNESSEE.

PROPERTY ADDRESS: 3344 Hawkwood Lane, Nashville, TN 37207
The legal description was obtained from a previously recorded instrument.

IN WITNESS WHEREOF, the said Party of the First Part has hereunto set a hand and seal the day and year first above written.

Rebecca June Caughron FKA Rebecca June Gates
REBECCA JUNE CAUGHRON,
formerly known as Rebecca June Gates

STATE OF TENNESSEE }

COUNTY OF Davidson }

On this 22nd day of February, 2022, before me personally appeared REBECCA JUNE CAUGHRON, formerly known as Rebecca June Gates to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument and acknowledged that she executed the same as her free act and deed.

NOTARY PUBLIC

ANGELA GORDON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: 11-20-2023

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $_____.

Rebecca June Caughron FKA Rebecca June Gates
REBECCA JUNE CAUGHRON,
formerly known as Rebecca June Gates

Subscribed and sworn to before me this 22nd day of February, 2022.

NOTARY PUBLIC

ANGELA GORDON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: 11-20-2023

The preparer of this document has been engaged solely for the purpose of preparing this instrument, has prepared the instrument only from the information given and has not been requested to provide, nor has the preparer provided, a title search, an examination of the legal description, an opinion on title or advice on the tax, legal or non-legal consequences that may arise as a result of the conveyance. Further such preparer has not verified the accuracy of the amount of consideration stated to have been paid or upon which any tax may have been calculated nor has the preparer verified the legal existence or authority of any person who may have executed the document. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.

Tennessee Certification of Electronic Document

I, LEA MILLER, 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 02/22/2022 (date of document).

Affiant Signature

02/22/2022
Date

State of Pennsylvania

County of Allegheny

Sworn to and subscribed before me this 22th day of February, 2022.

Commonwealth of Pennsylvania - Notary Seal
Zachariah Dye, Notary Public
Allegheny County
My commission expires April 07, 2025
Commission number 1396198

Notary's Signature

MY COMMISSION EXPIRES: 04/07/2025

NOTARY'S SEAL