Karen Johnson Davidson County
Batch# 845907 DEEDQC
04/26/2022 01:41:28 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20220426-0048079

This instrument was prepared by:

Law Office of Chase Moore
4205 Gallatin Rd.
Nashville, TN 37216

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 1.00.

D. Lee Ratliff
AFFIANT

Subscribed and sworn to before me this 12 day of April, 2022.

Amanda Pedigo
NOTARY PUBLIC

My Comm Expires: March 3, 2026

AMANDA PEDIGO
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires
March 3, 2026

Address New Owner as follows:
Lynley Ratliff
521 Kathy Ave.
Nashville, TN 37216

Send Tax Bills to:
Same as Owner

Map-Parcel Numbers:
033-12-071.00

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that **D. Lee Ratliff**, for and in consideration of the sum of **One** and No/100 Dollars (**$1.00**), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold, and does hereby [convey] remise, release, and forever quitclaim unto **Lynley Ratliff**, her heirs and assigns, all of my right, title and interest in and to a certain tract [parcel] of land in Davidson County, Tennessee, being Map and Parcel No. **033-12-071.00**, to wit, described as follows:

Land in Davidson County, Tennessee, being Lot No. 203, on the Plan of Gatewood, Section 1, of record in Book 3300, Pages 47-52, Register's Office for said County, to which Plan reference is hereby made for a more complete description of said property.

Being the same property conveyed to D. Lee Ratliff by Special Warranty Deed from Aurora Loan Services, LLC recorded March 1, 2011, at Instrument Number 20110301-0016290 Register's Office for Davidson County, Tennessee.

This is improved property commonly known as **521 Kathy Avenue, Goodlettsville, TN 37072.**

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

*****This Instrument was prepared without the benefit of a title examination. The preparer makes no claims as to the accuracy of title.**

WITNESS my hand this 14 day of April, 2022.

D. Lee Ratliff

D. Lee Ratliff

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, **D. Lee Ratliff,** the within named bargainor, with whom I am personally acquainted (or proved to me on 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 the 14 day of April, 2022.

Amanda Pedigo

NOTARY PUBLIC

MY COMMISSION EXPIRES: March 3, 2026

AMANDA PEDIGO
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires
March 3, 2026