Karen Johnson Davidson County
Batch# 862761 DEEDQC
05/25/2022 03:04:09 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20220525-0060905

THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **10 Burton Hills Blvd, Ste 130** **Nashville, Tennessee 37215**	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration for this transfer is: $0.00. Affiant Subscribed and sworn to before me, this 6th day of May, 2022. Notary Public My Commission Expires:

J ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES SEPTEMBER 6, 2022

QUITCLAIM DEED

Address New Owner: Siena Raquel Paglia Raymond Dean Paglia 6013A California Avenue Nashville, TN 37209	Send Tax Bills To: New Owner	Tax Information: 091-02-0W-001.00 CO

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Siena Raquel Paglia, a single woman, and Raymond Dean Paglia, a married man, as joint tenants with rights of survivorship,** referred to as the ("Grantor") does hereby quitclaim, transfer and convey unto **Siena Raquel Paglia, Trustee of the Siena Raquel Paglia Trust, dated December 18, 1998,** her successors and assigns all of her rights, title and interest in the portion of real property located in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Unit No. "A" on the plan of 6013 California Ave. Townhomes, as shown on Exhibit "C" to the Declaration of Covenants, Conditions and Restrictions of 6013 California Ave. Townhomes, a Horizontal Property Regime with Private Elements of record in Instrument No. 20150112-0003189, Register's Office for Davidson County, Tennessee , to which plan reference is made for a more complete and accurate description thereof.

Being the same property conveyed to Siena Raquel Paglia, a single woman, and Raymond Dean Paglia, a married man, as joint tenants, by deed from Todd M. Mayo and Sheryl A. Bill of record in Instrument No. 20220509-0052997, said Register's Office.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 6th day of May, 2022.

Siena Raquel Paglia

Raymond Dean Paglia

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Siena Raquel Paglia and Raymond Dean Paglia, bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 6th day of May, 2022.

Notary Public

My Commission Expires: _____

KATE ROSENTHAL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 09, 2022