This Instrument Prepared from Information Furnished by the Parties by:
Stevens Law, PLLC, 511 Enon Springs Road East, Smyrna, Tennessee 37167

Map & Parcel No.: 06404001400

SEND TAX BILLS TO:

NEW OWNERS

NAME AND ADDRESS OF NEW OWNER:

Gary Dale Scott and wife, D
4581 Woodside Circle
Old Hickory, TN 37138

Karen Johnson Davidson County
Batch# 879415 DEEDQC
06/28/2022 11:19:57 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220628-0074279

STATE OF TENNESSEE)
ss.:
COUNTY OF DAVIDSON)

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, I, the undersigned, **Dalia Garcia (also known as Dalia M. Garcia)** and **Gary Scott (also known as Gary Dale Scott),** for the purpose of creating a tenancy by the entirety to the whole of property described below, hereby quitclaim unto **Gary Dale Scott and wife, Dalia M. Garcia**, all of our right, title and interest in and to that certain tract or parcel of real estate situated in Davidson County, State of Tennessee, and being further described as follows, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 26 on the plan of SECTION I, WOODSIDE SUBDIVISION, as shown on plat of record in Book 5050, page 75, Register's Office for Davidson County, Tennessee, reference to which is hereby made for a more complete description.
>
> Being the same property conveyed to Dalia Garcia and Gary Scott, wife and husband, and Dorothy O. Ray, an unmarried woman, by warranty deed dated October 25, 2019 and appearing of record in Instrument No. 20191028-0110229, Register's Office for Davidson County, Tennessee. The said Dorothy O. Ray has since passed away, leaving the above-described property to Gary Dale Scott and Dalia M. Garcia. The Last Will and Testament of Dorothy O. Ray was admitted to probate for the sole purpose of creating a muniment of title in Case No. 22P178, Davidson County Circuit Court, Seventh Division. The Order for Muniment of Title and the Last Will and Testament of Dorothy O. Ray appear of record as Instrument Nos. 20220512-0054697 and 20220512-0054698, respectively.

This is improved property known as 4581 Woodside Circle, Old Hickory, TN 37138, with Map/Parcel No. 06404001400.

This deed was prepared without the benefit of a full title search by Stevens Law, PLLC and was based on the prior deed in the chain of title. The preparer makes no guarantees or warranties about the title.

IN WITNESS WHEREOF, we have hereunto set our signatures on this 23 day of June, 2022.

DALIA GARCIA (a/k/a DALIA M. GARCIA

GARY SCOTT (a/k/a GARY DALE SCOTT)

STATE OF TENNESSEE)
ss.
COUNTY OF RUTHERFORD)

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and state, the within named **Dalia Garcia and Gary Scott**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the foregoing (QUITCLAIM DEED) instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL at my office in Davidson County, Tennessee on this 23 day of June, 2022.

NOTARY PUBLIC

My Commission Expires: May 9 2026

ARIEL HENDERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMM. EXPIRES MAY 9, 2026

AFFIDAVIT OF CONSIDERATION

I hereby swear or affirm that the actual consideration given for this transfer is $0.00 and that it is exempt from transfer tax in that it is to create a tenancy by the entirety between the parties.

AFFIANT

SWORN TO and subscribed before me this 23 day of June, 2022.

NOTARY PUBLIC

My Commission expires: May 9 2026



