****This Quitclaim Deed prepared by information furnished from the Grantor****

PREPARED BY:
Phoenix Title Services, LLC
121 First Avenue South, Suite 200
Franklin, TN 37064

Karen Johnson Davidson County
Batch# 880420 DEEDQC
06/29/2022 09:55:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20220629-0074947

STATE OF Tennessee
COUNTY OF Williamson

The actual consideration for this transfer is **$0.00.**

AFFIANT

Subscribed and sworn to before me this 17th day of June, 2022.

NOTARY PUBLIC

My Commission Expires: 7-11-22

BLAKE REYNOLDS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

ADDRESS OF NEW OWNER:
Yvette Cato
2620 River Meade Way
Nashville, TN 37214

SEND TAX BILLS TO:
SAME

Map/Parcel: 052 13 0B 349.00

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, **Timothy Cato and Urania Johnson AKA Urania Yvette Cato, husband and wife**, hereinafter called the Grantor, hereby remises, releases and quitclaims unto **Yvette Cato, a married woman**, hereinafter called the Grantee, all of the Grantor's rights, titles and interests in and to real property in the State of Tennessee more particularly described on **Exhibit "A"** attached hereto and incorporated herein by reference.

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

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, make this conveyance to Grantee.

WITNESS our hands this 17th day of June, 2022.

Timothy Cato
Timothy Cato

Urania Yvette Cato
Urania Johnson AKA Urania Yvette Cato

STATE OF TENNESSEE)
COUNTY OF Williamson)

Personally appeared before me, the undersigned, a Notary Public for the State and County the aforesaid, **Timothy Cato**, with whom I am personally acquainted (or who proved to me his/her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 17th day of June, 2022.

Notary Public

My commission expires: 7.11.22

BLAKE REYNOLDS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE)
COUNTY OF Williamson)

Personally appeared before me, the undersigned, a Notary Public for the State and County the aforesaid, **Urania Johnson AKA Urania Yvette Cato**, with whom I am personally acquainted (or who proved to me his/her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 17th day of June, 2022.

Notary Public

My commission expires: 7.11.22

BLAKE REYNOLDS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Exhibit "A"

Legal Description

Land in Davidson County, Tennessee, being Lot No. 30, on the Horizontal Property Regime for River Glen, Phase 7, as recorded in the Master Deed of record in Book 7566, page 571 and made applicable in Instrument No. 20040713-0083147, Register's Office for Davidson County, Tennessee, to all of which reference is hereby made for a more complete description together with an undivided percentage interest in the common elements allocated to said unit as set forth in said Master Deed.

Being the same property conveyed to TIMOTHY CATO AND URANIA JOHNSON, HUSBAND AND WIFE, by deed from NVR, INC., A VIRGINAL CORPORATION T/A FOX RIDGE HOMES, of record in Instrument No. 20041029-0130084, dated October 22, 2004, said Register's Office.

Property more commonly known as: **2620 River Meade Way, Nashville, TN 37214**

Tennessee Certification of Electronic Document

I, Jill Swicegood, 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 6/17/22 (date of document).

Jill Swicegood
Affiant Signature

6/27/22
Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 27th day of June, 2022.

Michelle Pepper
Notary's Signature

MY COMMISSION EXPIRES: July 24, 2023

NOTARY'S SEAL

