1

This Instrument Prepared By:
**Thomas I. Bottorff, Attorney**
**5110 Maryland Way, Suite 120**
**Brentwood, Tennessee 37027**

**WATAUGA TITLE COMPANY**
**5110 Maryland Way, Suite 120**
**Brentwood, TN 37027**

ADDRESS NEW OWNER:
**Rachelle M. Guerrero**
**1624 Glen Echo Rd**
**Nashville, Tennessee 37215**

MORTGAGEE:
**Rocket Mortgage, LLC**
**1050 Woodward Ave**
**Detroit, MI 48226-1906**

Karen Johnson Davidson County
Batch# 886613 DEEDQC
07/11/2022 08:45:34 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220711-0079191

SEND TAX BILL TO:
**Mortgagee**

MAP **103-05**
GROUP
PARCEL **042.00**

# QUITCLAIM DEED

FOR AND IN CONSIDERATION of One Dollar and other valuable consideration, **Rachelle Guerrero, a single woman,** hereinafter called the "GRANTOR", by these presents, does quitclaim and convey unto **Rachelle M. Guerrero, Trustee of the Rachelle M. Guerrero Living Trust dated August 26, 2021, and any amendments thereto**, hereinafter called the "GRANTEE", hers heirs and assigns, all his right, title and interest in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 92 on the Plan of Hillwood Park, as shown by plat and survey of record in Plat Book 3300, page 27-28, Register's Office, Davidson County, Tennessee to which plan/plat reference is hereby made for a more complete and accurate legal description.

Said Lot No. 92 fronts 187 feet on the northerly side of Stoneway Trail and extends back 210.5 feet on the easterly line and 220.4 feet on the westerly line, to a dead line on which it measures 187.1 feet.

Being the same property conveyed to Rachelle Guerrero, a single woman by deed dated March 22, 2022 from Maxine M. Duffey, unmarried, of record in Instrument No. 20220324-0034053, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This conveyance is further made subject to real property taxes for 2022 and subsequent years.

This is improved property known as 5706 Stoneway Trl, Nashville, Tennessee 37209.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS my hand this the 22nd day of March, 2022.

Rachelle Guerrero

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Rachelle Guerrero**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Quitclaim Deed for the purposes therein contained.

WITNESS my hand and official seal this 22nd day of March, 2022.

Mary Joe Hartz
NOTARY PUBLIC

My Commission Expires: 9/2/2024

MARY JOE HARTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual value or consideration, whichever is greater, for this transfer is $0.00.

AFFIANT

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

NOTARY PUBLIC

My Commission Expires: 9-2-2024

MARY JOE HARTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY