QUITCLAIM DEED

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE GRANTORS WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS.

Karen Johnson Davidson County
Batch# 921853 DEEDQC
09/27/2022 09:42:39 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20220927-0106746

STATE OF TENNESSEE

COUNTY OF SUMNER

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 0 .

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30 DAY OF DEC, 2021.

Notary Public

COMMISSION EXPIRES: My Commission Expires March 3, 2025

THOMAS D. LARSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
FOUNDATION TITLE AND ESCROW SERIES, LLC
545 N. Mt. Juliet Road, #1102, Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NUMBERS:
		087 00 0 142.00
(Name) **Roger Hogan and Catalina Garcia**	**Roger Hogan and Catalina Garcia**	
(Address) **6193 North New Hope Road, Hermitage TN 37076**	**6193 North New Hope Road, Hermitage TN 37076**	

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned, **Roger Hogan A Married Man** hereinafter referred to as Grantor, hereby quitclaims to **Roger Hogan and Catalina Garcia, Husband and Wife,** their heirs and assigns forever, all of his right, title and interest in the following described real estate, situated and lying in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of George M. Jackson Subdivision, of record in Plat Book 5190, Page 343, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 1 begins at a point in the Easterly margin of New Hope Road and thence South 87 degrees 20' East, 543.0 feet to an iron pin; thence South 90 degrees 00' West, 81.25 feet to a point; thence North 87 degrees 20' West, 534.82 feet to a point in the Easterly margin of New Hope Road; thence with said margin of said road North 3 degrees 15' East, 80.0 feet to the beginning.

Being the same property conveyed Roger Hogan, married man, by Warranty Deed from Evelyn Cherie Young, unmarried, of record in Instrument No. 20220112-0003808, in the Register's Office of Davidson County, Tennessee, dated 12/30/21 and recorded on 1/12/2022.

*The purpose of this conveyance is to add Catalina Garcia, wife of Roger Hogan, to title to subject property.

This is Improved Property commonly known as: 6193 North New Hope Road, Hermitage TN 37076.

Catalina Garcia, spouse of Roger Hogan, joins in the execution of this instrument for the purpose of conveying her marital interest, if any, to said property.

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

IN WITNESS WHEREOF, has hereunto set their signatures, on this, the 30 day of Dec, 2021.

Roger Hogan

Catalina Garcia

Catalina Garcia

STATE OF TENNESSEE

COUNTY OF Davids

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Roger Hogan and Catalina Garcia**, the Grantor, 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 for the purposes and considerations therein contained.

WITNESS my hand and official seal of office, this 30 day of Dec, 2021.

NOTARY PUBLIC

My commission expires:

My Commission Expires
March 3, 2025

THOMAS D. LARSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY