Karen Johnson Davidson County
Batch# 938598 DEEDQC
11/07/2022 12:40:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20221107-0119626

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Steven A. Ott
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF November, 2022.

Notary Public

MY COMMISSION EXPIRES: 09/07/26
(AFFIX SEAL)

STEPHEN DRUMMOND NOTARY PUBLIC TENNESSEE My Comm Exp. September 07, 2026 COUNTY OF DAVIDSON

WG-QCD-207-OTT-2022

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Christi R Ott	**Christi Ott**	
(NAME)	(NAME)	**09509004000**
207 Gayland Ct.,	**611 Reena Ave., Unit 4**	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37210	**Fort Atkinson**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **STEVEN A. OTT** , hereinafter called the Grantor(s), by these presents do/does hereby convey, assign and quitclaim unto **CHRISTI R OTT** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, all Grantor's right, title and interest in and to that 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. 1 on the Plan of Gayland of record in Plat Book 2083, Page 68, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Steven Ott and Christi R. Ott, Husband and Wife, from Michael W. Demus by Warranty Deed of record in Instrument Number 20130613-0060387 and corrected by Scrivener's Affidavit of record in Instrument Number 20150108-0002165 in the Register's Office for Davidson County, Tennessee.

The said Steven Ott and Christi R. Ott having since divorced pursuant to Judment of Divorce in Case Number 2022FA000032 in the Circuit Court for Jefferson County in the State of Wisconsin.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **207 Gayland Ct., Nashville, Tennessee 37210**.

Witness my/our hand(s) this the 7th day of November, 2022.

Steven A. Ott

Steven A. Ott

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, STEVEN A. OTT, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the .

Notary Public
My Commission Expires: 09/07/26
(SEAL)

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212



I, William E. Grones, 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 11/7/2022 (date of document).

Affiant Signature

Date 11/7/2022

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 7 day of November, 2022.

Notary's Signature

MY COMMISSION EXPIRES: 10/02/2023

GABRIEL LUTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-02-2023