Karen Johnson Davidson County
Batch# 1012584 DEEDQC
06/08/2023 12:39:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230608-0043688

This instrument prepared by:
Tennessee Nations Title Agency, Inc.
402 BNA Drive,
Building 100, Suite 205
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

State of TN }
County of Williamson

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

Affiant Signature

Subscribed and sworn to before me on this the 26 day of May 2023

Notary Public

My Commission expires 2-23-25

SILVIA BERMUDEZ
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 2-23-2025

NAME AND ADDRESS OF PROPERTY OWNER:
Lenny Rosado & Doris C. Martinez Martinez
4277 October Woods Drive,
Antioch, TN 37013

SEND TAX BILLS TO:
Lenny Rosado & Doris C. Martinez Martinez
4277 October Woods Drive,
Antioch, TN 37013
MAP AND PARCEL NUMBER: 182120A07200CO

CORRECTIVE QUITCLAIM DEED

This deed is being done for purposes of correcting errors in deed of record instrument no. 20160121-0006373

23NT00348

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged I,

Lenny Rosado, an unmarried woman

By these presents do remise, release and **QUITCLAIM** unto

Lenny Rosado, an unmarried woman and Doris C. Martinez Martinez, an unmarried woman, as tenants in common with rights of survivorship

Hereinafter called the GRANTEES, their heirs and assigns, all of my interest in a certain tract or parcel of land in **DAVIDSON COUNTY**, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 254 on the Plan of Phase Six, Section Three Apple Valley R10 Residential P.U.D. of record in Plat at Instrument no. 20050125-0008848, 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 Lenny Rosado, an unmarried woman by Warranty Deed from Robert Fount Lynch and Krystal Lynch, husband and wife, dated 09/02/2015 and recorded 09/04/2015 as document no. 20150904-0090398, Register's Office for Davidson County, Tennessee.

This is an improved property commonly known as: 4277 October Woods Drive, Antioch, TN 37013

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 our hands this 26 day of May 2023.

Lenny Rosado

Lenny Rosado

State of TN }
County of Williamson

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Lenny Rosado,** the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 26 day of May, 2023.

SILVIA BERMUDEZ STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY MY COMMISSION EXPIRES 2-23-2025

Notary Public

My Commission expires: 2 / 23 / 25.

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 our hands this 21 day of May 2023

Doris C. Martinez Martinez

Doris C. Martinez Martinez

State of TN }
County of Williamson

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Doris C. Martinez Martinez,** the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 21 day of May, 2023

SILVIA BERMUDEZ STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY MY COMMISSION EXPIRES 2-23-2025

Notary Public

My Commission expires: 2 / 23 / 25.

SILVIA BERMUDEZ STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY MY COMMISSION EXPIRES 2-23-2025

Tennessee Certification of Electronic Document

I, Britney Garner 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 5/26/23 (date of document).

Affiant Signature

6/8/23
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 8th of June, 2023

(SEAL)

Notary's Signature
My Commission Expires: 7-7-2025

ANNA BATES
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-7-2025