Karen Johnson Davidson County
Batch# 1023578 DEEDQC
07/07/2023 09 32 52 AM 2 pgs
Fees $12 00 Taxes $0 00
20230707-0051942

This Instrument Prepared by:
Bankers Title & Escrow Corporation
3310 West End Avenue, Suite 540
Nashville, Tennessee 37203

QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bill to	MAP-PARCEL
Kilmany Y Fuentes Ruiz	Lynne and Gary Wilkinson	033-12-0-114.00
440 Janette Avenue	3725 Central Avenue	
Goodlettsville, TN 37072	Nashville, TN 37205	

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10 00) cash in hand paid by the Grantee, the receipt of which is hereby acknowledged, WE, **Lynne Wilkinson and Gary Wilkinson, wife and husband,** the **Grantors** herein, by these presents do hereby **QUITCLAIM** and **CONVEY** unto **Kilmany Y Fuentes Ruiz,** the **Grantee** herein, their successors and assigns, all of our right title and interest in and to the following described real property in Davidson County, Tennessee:

> Land in Davidson County, Tennessee, being Lot No 16 on the Plan of Gateway, Section 1 of record in Book 3300, Pages 39 and 40, 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 Lynne Wilkinson and Gary Wilkinson, wife and husband, by Warranty Deed from William Finegan, unmarried, of record in Instrument No 20190723-0071974, Register's Office for Davidson County, Tennessee.

This is improved real property with a mailing address of: 440 Janette Avenue, Goodlettsville, TN 37072.

IN WITNESS WHEREOF, the undersigned have executed this instrument on the 29 day of June, 2023.

GRANTORS:

Lynne Wilkinson

Gary Wilkinson

[NOTARY SECTION TO FOLLOW]

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Lynne Wilkinson and Gary Wilkinson,** the within named bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this the 29 day of June, 2023.

HILLARY MONROE SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 09-02-2024

Notary Public

My Commission Expires:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The Actual Consideration or Value, whichever of greater, for this transfer is $0 00.

Nancy Enoch
Affiant

Subscribed and sworn to before me this 29 day of June, 2023

Notary Public

My Commission Expires:

HILLARY MONROE SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 09-02-2024