Karen Johnson Davidson County
Batch# 1052319 DEEDQC
09/20/2023 02:25:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230920-0074049

Address New Owner As:	Send Tax Bills To:	Map-Parcel Number
James G. Currey III and Cynthia A. Currey 5040 Streamfield Pass Antioch, TN 37013	New Owner	149-10-010000

THIS INSTRUMENT PREPARED BY:
Dunham Hildebrand, PLLC*
2416 21st Avenue South, Suite 303
Nashville, Tennessee 37212

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $0.00

Affiant

Cynthia A. Currey

Subscribed and sworn to before me, this the 20th day of September 2023.

DANA HILDEBRAND STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 1-6-2025

Notary Public:

My Commission Expires: 1/6/2025

*This instrument was prepared from information supplied by the parties for the purposes of clarifying the public record. Dunham Hildebrand, PLLC has not conducted a title examination, survey, or settlement, and shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), and other good and valuable consideration, receipt of which is hereby acknowledged, I, **James G. Currey, III, a married person** ("Grantor") does hereby quitclaim and convey unto **James G. Currey, III and Cynthia A. Currey, husband and wife, as tenants by the entirety** ("Grantees"), his/her/their heirs and assigns, all of the Grantor's right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

Being Lot No. 29, Hunters Run, Section Three (3), recorded in Plat Book 9700, page 684, Register's Office for Davidson County, Tennessee to which plat reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to James G. Currey, III, a married person, by Warranty Deed from Jerry Butler Builders, LLC dated March 27, 2002 and recorded on April 2, 2002 as Instrument No. 200204020040099 in the Register's Office of Davidson County, Tennessee.

The said James G. Currey, III, a married person, is executing this instrument with the intent that the property was originally acquired as marital property. This instrument was created and executed for the purpose of clarification only.

This is improved property located at: **5040 Streamfield Pass, Antioch, Tennessee 37013**

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

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

IN WITNESS WHEREOF, Grantor has executed this instrument on this 20th day of September, 2023.

GRANTOR:

James G. Currey, III

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared **James G. Currey, III**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 20th day of September, 2023.

DANA HILDEBRAND
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-6-2025

Notary Public
My Commission expires: 1/6/2025

- **The text of a certification of an electronic document must be in the following form.**

I, Kirsten Virden **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 electric document is a true and exact copy of the original document executed and authenticated according to law on** 9-20-2023 **(date of document).**

Kirsten Virden

Affiant Signature

Date: 9-20-2023

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 20th **day of** September **,** 2023 **.**

Rachel Marie Collins

Notary Signature

MY COMMISSION EXPIRES: 3.10.2024

Notary's Seal (if on paper)

