Karen Johnson Davidson County
Batch# 1083962 DEEDQC
12/19/2023 03:50:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20231219-0097960

Prepared By and Return To:
Concord Title
3000 Meridian Blvd., Suite 290
Franklin, TN 37067

THIS INSTRUMENT HAS BEEN PREPARED FROM INFORMATION FURNISHED BY THE PARTIES WITHOUT THE BENEFIT OF A TITLE EXAMINATION. CONCORD TITLE LLC, SHALL NOT BE RESPONSIBLE OR LIABLE FOR THE ACCURACY OF THE FACTS STATED HEREIN

State of Tennessee
County of Williamson

The actual consideration of true value whichever is greater is $0.00

Affiant

Subscribed and sworn to before me this 14 day of December, 2023.

Notary Public
My Commission Expires: 3/9/2027

K. P. BOSHEARS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

QUIT CLAIM DEED

OWNER	SEND TAX BILLS TO:	MAP & PARCEL
Douglas K Dart & Shelby Dart 7885 Fawn Lane Paso Robles, CA 93446	New Owner Same	052-07-0-037.00

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDEGED, I, **Stephen Keith Prince and Tanya Marie Prince, Husband and Wife as to 50% Interest, as Tenants in Common and Douglas K Dart and Shelby L Dart Husband and Wife as to 50% Interest, as Tenants in Common** HEREINAFTER CALLED THE GRANTOR, DO HEREBY QUITCLAIM, TRANSFER AND CONVEY ALL MY RIGHT, TITLE AND INTEREST UNTO, **Douglas K. Dart and Shelby L Dart, Husband and Wife** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A 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. 82 on the Plan of Section 1, Madison Heights Subdivision of record in Plat Book 1424, Page 6, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description.

BEING the same property conveyed to Stephen Keith Prince and Tanya Marie Prince, Husband and Wife as to 50% Interest, as Tenants in Common and Douglas K Dart and Shelby L Dart Husband and Wife as to 50% Interest, as Tenants in Common, of record in Instrument No. 20220512-0054526, Register's Office for Davidson County, Tennessee recorded on May 12,2022.

Also being known as: 717 Tahlena Avenue, Madison, TN 37115

This conveyance is made subject to any and all matters, restrictions and/or easements of record.

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.

Witness my hand this 8TH day of DECEMBER, 2023.

Stephen Keith Prince

Tanya Marie Prince

STATE OF TX

COUNTY OF DENTON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, **Stephen Keith Prince and Tanya Marie Prince,** the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

ULISES REYES
Notary Public, State of Texas
Comm. Expires 04-20-2024
Notary ID 128938792

Notary Public
My Commission Expires: APRIL 20 2024

Witness my hand this 8 day of December, 2023.

Douglas K Dart

Shelby L Dart

STATE OF ~~TENNESSEE~~ CA
COUNTY OF ~~WILLIAMSON~~ Fresno

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, **Douglas K Dart and Shelby L Dart**, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

E. DOYLE
Notary Public - California
Fresno County
Commission # 2449034
My Comm. Expires Jun 24, 2027

Notary Public

My Commission Expires: 06/24/2027

Certificate of Authenticity

I, Nick Harris, 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 **December 8, 2023**.

Affiant Signature

12/8/23
Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this **8th** day of **December**, 20**23**.

Notary's Signature

My Commission Expires: _____
Date

ADELAIDA E. DILWORTH
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD
MY COMM. EXPIRES DEC 19, 2026