Karen Johnson Davidson County
Batch# 1138429 DEEDQC
05/22/2024 02:29:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20240522-0038231

Prepared By:	Record and Return To:	New Owner Name and Tax Mailing Address:
VidmarLaw, LTD John Vidmar (TN Bar#032525) P.O. Box 211031 Columbus, Ohio 43221	Stewart 500 N Broadway, Suite 900 St. Louis, MO 63102	Tereso Ibarra Medina and Villa Gamino 54 Ocala Drive Antioch, TN 37013-4164

Order Number: VISACF24683112

QUIT-CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that the Grantor(s) **Tereso Ibarra Medina, married to Villa Gamino,** for Ten Dollars ($10.00) and other valuable consideration paid, does hereby bargain, sell, remise, release, quit claim, and convey unto the Grantee(s), **Tereso Ibarra Medina and Villa Gamino, married to each other,** as tenants by the entirety, whose address is 54 Ocala Drive, Antioch, TN 37013-4164, all the Grantor(s) interest in the following described real property located in Davidson County, State of Tennessee and further described as follows:

Being Lot No. 25, on the Plan of Whittemore Valley, Section 2-A, of record in Plat Book 6250, Page 611, Register's Office for Davidson County, TN, to which plan reference is hereby made for a complete description thereof.

Be the same more or less, but subject to all legal highways.

This description is the same as the description contained in the prior deed referenced herein.

Subject to all easements, restrictions and other matters of record, zoning ordinances, real estate taxes and assessments, if any, prorated to the date of this deed.

County Parcel Numbers: 162-07-0-190.00
Street address of property: 54 Ocala Drive, Antioch, TN 37013

Prior Instrument Reference by which Grantor(s) acquired title: as Instrument 20070803-0092535, in the Register's Office, Davidson County, Tennessee.

Signed this 16 day of May, 2024

Signature of Grantors:

Tereso Ibarra medina
Tereso Ibarra Medina

Villa Gamino
Villa Gamino

STATE OF TN, COUNTY OF Davidson, SS:

BE IT REMEMBERED That on this 16 day of May, 2024, before me, the subscriber, a Notary Public in and for said state, duly commissioned and qualified, personally came Tereso Ibarra Medina and Villa Gamino, known to me, or proved to me on the basis of satisfactory evidence, to be the Grantor(s) in the foregoing deed, and acknowledged by the signing thereof to be their free and voluntary act and deed.

In testimony whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

Notary Public
My Comm Exp 09/08/24

ANN STATHOS DONNELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

County Parcel Number: 162-07-0-190.00
Street address of property: 54 Ocala Drive, Antioch, TN 37013

Oath of Consideration

I or we, Teresa Ibarra Medina Villa Camino, the Affiant(s), herby swear or affirm that to the best of my/our knowledge, information and belief, that the actual consideration for this transfer is $ 0.00 .

Signed this 16 day of May, 2024

Signatures of Affiant(s):

Teresa Ibarra medina Villa Camino

Sworn and subscribed before me this 16 day of May, 2024

ANN STATHOS DONNELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public

My Com Exp 09/02/24

Tennessee Certification of Electronic Document

I, Cheri Hackethal, 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 MAY 16, 2024 (date of document).

Cheri Hackethal
Affiant Signature

MAY 16, 2024
Date

State of Missouri

County of St. Louis

Sworn to and subscribed before me this 16th day of May, 2024.

Piere Shaun Brown
Notary's Signature

MY COMMISSION EXPIRES: May 25, 2026

NOTARY'S SEAL

PIERE SHAUN BROWN
Notary Public - Notary Seal
STATE OF MISSOURI
St. Louis City County
My Commission Expires: May 25, 2026
Commission #22515097