Karen Johnson Davidson County
Batch # 1148540 DEEDQC
06/18/2024 02:44:40 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20240618-0045932

PREPARED BY (AND RETURN TO):
IVEY TITLE, LLC
104 Woodmont Boulevard, Suite 100
Nashville, Tennessee 37205
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: *main@iveytitle.com*
W & I Ref MHT

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Caroline P. Rayson 3717 Central Avenue Nashville, Tennessee 37205	New Owner

TAX MAP-PARCEL NUMBERS: 104 09 052.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, the undersigned, **G. Scott Rayson, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer, quitclaim and convey unto **Caroline P. Rayson,** hereinafter called the **Grantee**, and Grantee's heirs and assigns, all Grantor's right, title and interest, if any, in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot 170, Richland Realty Co.'s Second Subdivision Division "B", as shown on the Plat of record in Plat Book 332, page 92, in the Register's Office for said County, to which Plat reference is hereby made for a more complete description.

Being the same property conveyed to G. Scott Rayson and wife, Caroline P. Rayson, by Warranty Deed from Chand Desai and Sylvia Hurdle, husband and wife, dated December 4, 2015 and recorded on December 4, 2015, of record in Instrument No. 20151204-0122683, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This is improved property known as: 3717 Central Avenue, Nashville, Tennessee 37205.

WITNESS THE EXECUTION HEREOF on June 13, 2024.

G. Scott Rayson

State of Tennessee
County of Davidson

On June 13th, 2024, before me, the undersigned authority, personally appeared **G. Scott Rayson** to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

Commission Expires: _____

MARGARET H. TAYLOR STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires

State of Tennessee
County of Davidson

AFFIDAVIT

This conveyance is executed pursuant to a property settlement in the dissolution of a marriage and is exempt from the transfer tax pursuant to Tennessee Code Annotated, Sec. 67-4-409(a)(1)(C)(v).

Affiant

Sworn and subscribed before me on June 13th, 2024.

Notary Public

My Commission Expires:

MARGARET H. TAYLOR STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-09-2024