Karen Johnson Davidson County
Batch # 1154391 DEEDQC
07/08/2024 09:58:33 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20240708-0050730

THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
800 Crescent Centre Drive, Suite 140
Franklin, TN 37067

No Title Search was performed in the preparation of this Quitclaim Deed.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is: $-0-.

Affiant

Subscribed and sworn to before me, this 2nd day of July, 2024.

Notary Public

My Commission Expires:

FRANCESCA M. BURNS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Commission Expires Oct. 26, 2025

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Myra Perez Garcia 430 Brewer Drive Nashville, TN 37211	New Owner	161-08-0-003.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Olman Oviedo Archaga, unmarried, and Myra Perez Garcia, unmarried,** (hereinafter referred to as the "Grantor") do hereby quitclaim, transfer and convey to **Myra Perez Garcia, unmarried,** her heirs and assigns, all of their interest in the following land:

Land in Davidson County, Tennessee, being Lot(s) 32, as shown on the map entitled Kingswood Park, of record in Plat Book 2900, page 70, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed Olman Oviedo Archaga and Myra Perez Garcia, husband and wife by Warranty Deed from James D. Chessor and Shirley Chessor, husband and wife of record in Instrument Number 20180927-0095788, Register's Office for Davidson County, Tennessee, dated September 21, 2018 and recorded on September 27, 2018.

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. This conveyance, however, is made without the benefit of a title search.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 2nd day of July, 2024.

Olman Oviedo Archaga

Myra Perez Garcia

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Olman Oviedo Archaga and Myra Perez Garcia, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 2nd day of July, 2024.

FRANCESCA M. BURNS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Commission Expires Oct. 26, 2025

Notary Public
My Commission Expires: _____