Karen Johnson Davidson County
Batch# 1229935 DEEDQC
01/24/2025 08:57:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20250124-0005551

This Instrument Prepared By:
Reginald Harrion, Esq.
o/b/o DeedPro, LLC
1349 Galleria Drive, Suite 100
Henderson, NV 89014
Phone: 702-736-6400

UNLS1265923

QUITCLAIM DEED

ADDRESS NEW OWNER AS FOLLOWS:
Willis Tyrone Cater, et al
201 Fitzpatrick Place
Nashville, TN 37214

MAIL TAX STATEMENT TO:
Willis Tyrone Cater, et al
201 Fitzpatrick Place
Nashville, TN 37214

MAP PARCEL NUMBERS:
Map/Parcel: 108 04 0A 076.00

FOR AND IN CONSIDERATION of ONE AND NO/100 DOLLAR ($1.00), cash in hand paid by the grantee, the receipt and sufficiency of which is hereby acknowledged, Willis Tyrone Cater, also known as Willis T. Cater and Donna K. Cater, husband and wife by these presents do hereby quitclaim and convey unto the said Willis Tyrone Cater and Donna K. Cater, husband and wife, Grantees herein, their successors and assigns, all their right, title and interest in and to the following certain real estate in Davidson County, Tennessee, described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

The express purpose of this conveyance is to update title holder middle name.

This is unimproved (X) property known as 201 Fitzpatrick Place, Nashville, TN 37214
Improved ( )

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 our hand this 16 day of January, 20 25, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Willis Tyrone Cater a/k/a Willis T. Cater

Donna K. Cater

Willis T. Cater

ACKNOWLEDGMENT

STATE OF Tn)
COUNTY OF Davidson) **ss**

Personally appeared before me, Tonya Greer, a Notary Public in and for said County and State, Willis Tyrone Cater a/k/a Willis T. Cater and Donna K. Cater, the within named bargainor, individual(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.

Given under my hand and official seal of office at Nashville, Tn this 16 day of January, A.D., 20 25.

NOTARY STAMP/SEAL

NOTARY PUBLIC
Notary Commission Expires: 5/18/25

AFFIDAVIT OF VALUE

STATE OF Tn)
COUNTY OF Davidson) **ss**

T The actual consideration or value whichever is greater, for this transfer is $0.00 recordation tax code - 67-4-409 (4).

Subscribed and sworn to before me this the 16 day of January, 20 25.

(Affix Seal)

Affiant

Notary Public

My Commission Expires: 5/18/25

EXHIBIT "A"
LEGAL DESCRIPTION

LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, BEING LOT NO. 21 ON THE PLAN OF THE VILLAGES OF LARCHWOOD SECTION II OF RECORD IN PLAT BOOK 9700, PAGE 530, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

Being the same property conveyed to Willis T. Cater and wife Donna K. Cater, by Deed from Laura G. Beck, Trustee of record in Document No. 200003080023893, said Register's Office.

Tennessee Certification of Electronic Document

I, LEA MILLER, 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 01/16/2025 (date of document).

Affiant Signature

01/16/2025
Date

State of Pennsylvania

County of Allegheny

Sworn to and subscribed before me this 16th day of January, 2025.

Commonwealth of Pennsylvania - Notary Seal
Zachariah Dye, Notary Public
Allegheny County
My commission expires April 07, 2025
Commission number 1396198

Notary's Signature

MY COMMISSION EXPIRES: 04/07/2025

NOTARY'S SEAL