Karen Johnson Davidson County
Batch# 1236629 DEEDQC
02/12/2025 02:11:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20250212-0010774

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

MAP & PARCEL
Map & Parcel No. 097-02-A-118.00 CO

The actual consideration or value, whichever is greater, for this transfer is $ N-O-N-E .

Affiant

Subscribed and sworn to before me this 12th day of February, 2025.

My Commission Expires: 5-5-25

Notary Public

SUSANNAH L. DANIEL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT HAS BEEN PREPARED SOLELY FROM INFORMATION PROVIDED BY AND AT THE DIRECTION OF THE PARTIES TO THE TRANSACTION
BY: Peter Weiss, Attorney at Law
Ortale Kelley Law Firm
330 Commerce Street, Suite 110, Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:
Delaina Joseph	**"OWNER"**
(Name)	(Name)
414 Gretel Drive	
(Street Address)	(Street Address)
Houston, Texas 77024	
(City) (State) (Zip Code)	(City) (State) (Zip Code)

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, Johnathan Joseph and Delaina Joseph, both being unmarried, hereinafter being called and referred to as the **"Grantors"**, do hereby quitclaim and convey all of their respective right, title and interest to, Delaina Joseph, unmarried, herein the **"Grantee"**, her heirs, successors and assigns, in and to that certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee being Lot No. 118 on the Plan of Villages of Riverwood, Section One, Phase 2A, of record in Instrument No. 20110401-0025117 as corrected by the Surveyors Certificate of record in Instrument No.20110510-0035925, Register's Office for Davidson County, Tennessee, to which Plan and Certificate of Correction reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Johnathan Joseph and wife, Delaina Joseph, by Warranty Deed from Beezer Homes Corp., a Tennessee Corporation, of record in Instrument No. 20120615-0052786, Register's Office for Davidson County, Tennessee, the said Johnathan Joseph and wife, Delaina Joseph having since been divorced.

This conveyance is subject to any and all provisions and restrictions of record and /or contained in said Warranty Deed, which provisions and restrictions are incorporated herein by reference.

This is improved property located at 1673 Stonewater Drive, Hermitage, Tennessee 37076.

Witness our hands this 10th Day of ~~January~~ February, 2025.

Johnathan Joseph

State of Texas
County of Harris

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Johnathan Joseph, the bargainor with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

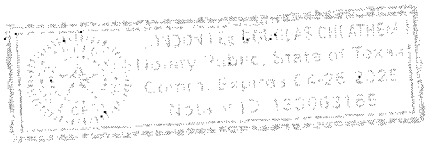
Witness my hand and official seal at Houston, Texas this 6th Day of ~~January, 2~~025. LD Febuary

(City) (State)

Notary Public

My Commission Expires: 04-26-25

(Notary Seal)



Delaina Joseph

Delaina Joseph

State of Texas
County of Harris

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Delaina Joseph, the bargainor with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Houston (City), Texas (State) **this** 28 **Day of January, 2025.**

Notary Public

My Commission Expires: 10-15-25

(Notary Seal)

RAVAN ANN RAMOS CABRERA
Notary Public, Stste of Texas
Comm. Expires 10-15-2025
Notary ID 133395903

Tennessee Certification of Electronic Document

I, April N. Bradley, 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 February 6, 2025. (Date of document)

Affiant Signature

February 12, 2025
Date

State of TENNESSEE

County of DAVIDSON

Sworn to and subscribed before me this 12th day of February, 2025.

Notary's Signature

My Commission Expires: 5-5-25

(*SEAL*)

