Karen Johnson
Batch # 1242756
03/04/2025 09 34 35 AM
Fees $17 00 Taxes $0 00
Davidson County
DEEDQC
3 pgs
20250304-0015974

| | |
|---|---|
| **THIS INSTRUMENT PREPARED BY:**<br>**Chapman & Rosenthal Title, Inc.**<br>**10 Burton Hills Blvd., Suite 130**<br>**Nashville, TN 37215**<br><br>*No title search was performed in the preparation of this quitclaim deed.* | STATE OF TENNES<br>COUNTY OF DAVI<br><br>The actual consideration for this transfer is: $-0-.<br><br>Affiant<br><br>Subscribed and sworn to before me, this 3rd day of March, 2025.<br><br>Notary Public<br><br>My Commission Expires: |

SHIRA KINGREY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM EXPIRES SEPTEMBER 6TH, 2025

# QUITCLAIM DEED

| | | |
|---|---|---|
| Address New Owner:<br>Cynthia Kay Sandozequi<br>Revocable Trust<br>4408 Luke Drive<br>Antioch, TN 37013 | Send Tax Bills To:<br>New Owner | Tax Information:<br>174 11 0B 041.00 |

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, **Cynthia K. Sandozequi, an unmarried woman,** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to **Cynthia Kay Sandozequi, Trustee of the Cynthia Kay Sandozequi Revocable Trust dated February 7th, 2025,** its heirs and assigns, all of her interest in the following land:

Land in Davidson County, Tennessee, being Lot No. 41 on the Plan of Final Plat of the Grove at Cane Ridge, Phase Three, as shown by plat of record in Instrument No. 20131016-0108127, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Cynthia K. Sandozequi, an unmarried woman by Warranty Deed from Bradley Eldridge-Smith and Brehann Eldridge-Smith, husband and wife recorded on October 22nd, 2018 in Instrument No. 20181022-0104470, Register's Office of Davidson County, Tennessee.

Cynthia K. Sandozequi and Cynthia Kay Sandozequi being one and the same person.

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.

[Signature Page to Follow]

IN WITNESS WHEREOF, Grantor has executed this instrument on this _____ day of _____ 2025.

**Cynthia K. Sandozequi**

*Please See Attached Form For Notary*
*Dated:* February 28, 2025

STATE OF _____ )
COUNTY OF _____ )

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named, **Cynthia K. Sandozequi**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this _____ day of _____ 2025.

Notary Public
My Commission Expires: _____

## ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document

State of California
County of ORANGE )

On February 28, 2025 before me, MEREDITH JONES NOTARY PUBLIC
(insert name and title of the officer)

personally appeared Cynthia Kay Sandoz Cqui,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct

WITNESS my hand and official seal

MEREDITH JONES
Commission #2488859
Notary Public - California
Orange County
My Comm Expires APR 30, 2028

Signature Meredith Jones (Seal)