Karen Johnson Davidson County
Batch # 1246347 DEEDQC
03/14/2025 01 12 04 PM 2 pgs
Fees $12 00 Taxes $0 00
20250314-0019020

PREPARED BY (& return to)
IVEY TITLE, LLC
104 Woodmont Boulevard, Suite 100
Nashville, Tennessee 37205
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: *info@iveytitle com*
W & I Ref. (mht 63970)

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
John and April Pica 5416 Hunters Ridge Nashville, Tennessee 37211	New Owner

TAX MAP-PARCEL NUMBERS: 161-10-0B-090.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of love and affection and other good and valuable consideration and for the express purpose of creating a tenancy by the entirety, the undersigned, **April Pica, formerly known as April D. Stoltz, married, as Grantor,** by these presents do hereby transfer, quitclaim and convey unto **April Pica and John Pica, wife and husband, as tenants by the entirety**, hereinafter called the **Grantees**, Grantees' heirs and assigns, all of Grantors' rights, titles and interests, 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 No. 281 on the Plan of Second Revision - Phase Six, Villages of Brentwood, of record in Plat Book 6900, page 316, of the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to April D. Stoltz by Warranty Deed from Elizabeth C. Gower, fka Elizabeth C. Pinitsch, and husband, George Gower, dated October 12, 2000 and recorded on October 19, 2000, of record in Instrument No. 20001019-0103589, Register's Office for Davidson County, Tennessee.

John Pica, spouse of April Pica, joins in this conveyance solely to convey any and all marital interest in subject property.

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

This is improved property known as: 5416 Hunters Ridge, Nashville, Tennessee 37211.

WITNESS THE EXECUTION HEREOF on March 13, 2025

April Pica, formerly April D. Stoltz

John Pica

State of Tennessee
County of Davidson

On March 13, 2025, before me the undersigned authority, personally appeared **April Pica and John Pica** to me known (or proved to me on the basis of satisfactory evidence) to be the persons described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

Notary Public

My Commission Expires:

MARGARET H. TAYLOR
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-8-2023

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned Affiant hereby declares under oath that the actual consideration for this transfer is: $ -0- .

Affiant

Sworn and subscribed before me on March 13, 2025.

Notary Public

My Commission Expires:

MARGARET H. TAYLOR
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-8-2028

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