Karen Y Johnson Davidson County
Batch# 136748 DEEDQC
09/04/2018 03:48:08 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20180904-0087508

This Instrument Prepared By:
Travenia A. Holden
Holden Law Office
1037 West Main Street, Suite C
Lebanon, TN 37087

QUITCLAIM DEED

ADDRESS OF NEW OWNER:
Darlene Ford Hall
211 Highland Dr.
Old Hickory, TN 37138

SEND TAX BILLS TO:
Same

MAP/PARCEL NO.
043-14-0 / 174.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00) Dollars, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, DARLENE FORD HALL, (hereinafter "Grantor") does hereby assign, transfer, convey and quitclaim unto DARLENE FORD HALL, ASHLI HALL WARREN and REBECCA HALL HODGES (hereinafter "Grantees") with right of survivorship, their heirs and assigns, title and interest, equitable and otherwise, in certain tracts or parcels of land located in Davidson County, State of Tennessee, described as follows:

Tract No. 1
BEING the Southerly 100 feet of Lot No. 36, of Block "B" on the Map of Yowell Place of Old Hickory Boulevard, as of record in Book 974, page 61, Register's Office for Davidson County, Tennessee.

Said Southerly part of Lot No. 36 fronting 100 feet on the Easterly side of Hillcrest Drive and running back between parallel lines 385 feet, more or less, to a dead line on which it measures 100 feet.

Tract No. 2
BEING the Northerly 50 feet of Lot No. 36, of Block "B" on the Map of Yowell Place of Old Hickory Boulevard, as of record in Book 974, page 61, Register's Office for Davidson County, Tennessee.

Said Northerly part of Lot No. 36 fronts 50 feet on the Easterly side of Hillcrest Drive and runs back between parallel lines 389 feet, more or less, to a dead line on which it measures 50 feet.

BEING all the same property conveyed to William Earl Ford and wife, Alice A. Ford, (a/k/a Alice Ann Ford), by Installment deed from C.L. Porter and wife, Alice F. Porter, dated January 11, 1967 and of record in Book 4093, page 105, Register's Office for Davidson County, Tennessee.

The said William Earl Ford died October 1, 2003, leaving his widow, Alice Ann Ford as the surviving tenant by the entirety.

Alice Ann Ford, died testate, in Davidson County on April 28, 2014, Probate Case #15P-356, devising the aforesaid property to her daughter, DARLENE FORD HALL.

BEING the same property conveyed to Darlene Ford Hall, by Executor's Quitclaim Deed, dated August 19, 2016, as of record in Instrument No. 20160819-0086913, Register's Office for Davidson County, Tennessee.

This is improved property known as 231 Hillcrest Dr. Madison, TN 37115.

The foregoing conveyance is subject to all encumbrances, easements, restrictive covenants and other matters of public record as may affect the above described property.

The Grantees shall have the sole, absolute, and uncontrolled power, discretion and authority to protect, conserve, sell, lease, encumber, gift or otherwise manage and dispose of the real property described above

THIS PROPERTY IS TRANSFERRED "AS IS" WITH NO WARRANTY OF ANY TYPE

STATE OF TENNESSEE)
COUNTY OF WILSON)

The consideration for this conveyance, per T.C.A. 67-4-409(a)(3), is $-0-.

Darlene Ford Hall
DARLENE FORD HALL

SUBSCRIBED AND SWORN TO before me this 20th day of July, 2018.

Candie Lee
NOTARY PUBLIC

My Commission Expires: 1-13-2021

CANDIE LEE STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

This is improved property located at 231 Hillcrest Dr., Madison, TN 37115.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE DESCRIPTION OF OR STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.

Darlene Ford Hall
DARLENE FORD HALL

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said Wilson County, Tennessee, DARLENE FORD HALL, with whom I am personally acquainted (or who was identified to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal this 20th day of July, 2018.

Candie Lee
NOTARY PUBLIC

My Commission Expires: 1-13-2021

CANDIE LEE STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY