Karen Y Johnson Davidson County
Batch# 152555 DEEDQC
10/18/2018 03:55:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20181018-0103671

THIS INSTRUMENT PREPARED BY: **Gerald G. Patterson, Esq.** **Mudter, Patterson & Cox, PLLC** **3811 Bedford Avenue** **Suite 205** **Nashville, TN 37215** **(615) 383-4429**	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration for this transfer is $-0- Affiant Subscribed and sworn to before me, this 16th day of October, 2018. Notary Public My Commission Expires 10-7-2019

EILEEN M. HOPKINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES OCTOBER 7, 2019

QUITCLAIM DEED

Address New Owner: Ms. Jennifer Leigh Ford 3939 Cross Creek Road Nashville, TN 37215	Send Tax Bills To: New Owner	Tax Information: Map/Parcel: 09106000800

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, **JOHN R. HAFFNER, unmarried** (hereinafter referred to as the "Grantor"), does hereby quitclaim, transfer and convey unto **JENNIFER LEIGH FORD, married,** her heirs and assigns, all of his right, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Being Lots Nos. 12 and 14 of Block 3, on the Plan of the Extension of Cherokee Park Subdivision, not of record, described as follows:

Beginning on the southerly margin of Louisiana Avenue at a point 150 feet east of the easterly margin of 61st Avenue North, formerly 20th Street, being the southeast corner of Lot No. 16; thence with the southerly margin of Louisiana Avenue eastwardly 100 feet to the northwest corner of Lot No. 10; thence with the westerly line of Lot No. 10 southwardly 150 feet to the northerly margin of an alley; thence with said alley westwardly 100 feet to the southeast corner of Lot No. 16; thence with the easterly line of Lot No. 16 northwardly 150 feet to the beginning.

Being the same property conveyed to Louise C. Haffner and husband, John H. Haffner, by warranty deed recorded on December 23, 1958, from N. L. Chester and wife, Annie May Chester, of record in Book 2859, page 535, Register's Office for Davidson County, Tennessee. The said John H. Haffner having since died on January 5, 1990, leaving the said Louise C. Haffner as the surviving tenant by the entirety. The said Louise C. Haffner having since died on May 19, 1997, with her Last Will and Testament having been probated in Case No. 98P-829, Probate Court for Davidson County, Tennessee, and with the subject property having been devised under the aforesaid Last Will and Testament to John R. Haffner.

This is improved property known as 6011 Louisiana Avenue, Nashville, Tennessee, 37209.

This Quitclaim Deed has been prepared based on information provided by the parties. No independent title search has been conducted in connection herewith.

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.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 15th day of October, 2018.

JOHN R. HAFFNER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named John R. Haffner, 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 office, this 15th day of October, 2018.

JENNIFER HUNT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public

My Commission Expires: 5-3-2021

True Copy Certification

I, KELLY E. COX, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

KELLY E. COX

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, STACY L. THOMAS, a notary public for this county and state, KELLY E. COX, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature
My Commission Expires: _____
Notary Seal:

