ORIGINAL

Karen Y Johnson Davidson County
Batch# 162351 DEEDQC
11/19/2018 12:56:00 PM 4 pgs
Fees: $22.00 Taxes: $0.00

20181119-0113748

THIS DOCUMENT PREPARED BY:
HOMESTEAD TITLE & ESCROW, LLC
405 TWO MILE PIKE, SUITE F
GOODLETTSVILLE, TN 37072

NEW OWNER'S ADDRESS & SEND TAX BILLS TO:
Fred W. Hahn, Jr.
~~2402-A Dickerson Road~~ 6533 CLOVERBROOK DR
~~Nashville,~~ TN 37207 BRENTWOOD, TN 37027

Maps & Parcels:
071070-07800
071070-06700
071070-07900
071070-01500
071070-01000
071070-00900
071070-26200

QUITCLAIM DEED

PREPARED BASED ON INFORMATION PROVIDED BY THE PARTIES, NO TITLE SEARCH BEING PERFORMED

FOR AND IN CONSIDERATION of love and affection and no monetary consideration, I, Kay Hahn Garrison aka Kay Annette Hahn and Kay Hahn Lockhart , Grantor, by these presents do hereby quitclaim and convey unto Fred W. Hahn, Jr., Grantee, his successors and assigns all of my interest in the following described tracts or parcels of land, to wit:

Tract 1:

Land located in Davidson County, Tennessee, being Lot No. 5 on the Map of Section 1, Linda Jacob Subdivision, as of record in Book 2083, page 7, Register's Office for said County.

Said Lot No. 5 fronts 60 feet on the north side of West Trinity Lane and runs back between parallel lines 166.7 feet to a dead line.

Being the same property conveyed to Fred W. Hahn by Warranty Deed dated 9/24/68 from James Edward Kitchen and wife, Nadine Stafford Kitchen of record in Book 4274, Page 777, Registers Office for Davidson County, Tennessee. Fred W. Hahn now being deceased, having died in 1978, leaving all of this property to his two children Kay Annette Hahn aka Kay Hahn Lockhart and Kay Hahn Garrison and Fred W. Hahn, Jr.

This property is known as 111 W Trinity Lane, Nashville, TN, 37207
Map & Parcel: 07107007800

Tract 2:

Land in the 12th Civil District of Davidson County, Tennessee, being the northerly part of Lot No. 17 on the Plan of the Linda Jacob Subdivision of the Stamps Tract, not of record, described according to a survey made by S. M. McMurray Company, Engineers, May 10, 1950, as follows:

BEGINNING on the southerly margin of Old Trinity Lane at a point 120 feet east of the northeast corner of the property conveyed to Leland Mabry, by deed from Ezell Dickerson and wife, of record in Book 2439, Page 181, said Registers Office, being the corner of Lot Nos. 16 and 17 on said unrecorded plan; thence with the line between said two lots southerly 129 feet to the corner of Lot Nos. 5 and 6 on the plan of Linda Jacob Subdivision, Section 1, as of record in Book 2083, Page 7, said Register's Office, thence south 88 deg. east 60 feet to the corner of Lots 4 and 5 on said recorded plan of Lots 17 and 18 on said unrecorded plan; thence with the line between Lot Nos. 17 and 18, northerly, 129 feet to the southerly margin of Old Trinity Lane; thence with the same, westerly 60 feet to the beginning.

Being the same property conveyed to Fred W. Hahn by Warranty Deed dated 7/5/67 from Ernest G. Mooneyhan et ux, Bessie C. Mooneyhan, of record in Book 4150, Page 493, Register's Office for Davidson County, Tennessee. Fred W. Hahn now being deceased, having died in 1978, leaving all of this property to his two children Kay Annette Hahn aka Kay Hahn Lockhart and Kay Hahn Garrison and Fred W. Hahn, Jr.

This property is known as 112 Old Trinity Lane, Nashville, TN 37207.
Map & Parcel: 07107006700

Tract 3:

Land in the 12th, formerly the 17th, Civil District of Davidson County, Tennessee, being Lot No. 6 on the plan of Linda Jacob's Subdivision, Section 1, as of record in Book 2083, Page 7, Register's Office for said county.

Said Lot No. 6 fronts 60 feet on the northerly side of West Trinity Lane and runs back between parallel lines 166.7 feet to a dead line.

Being the same property conveyed to Fred W. Hahn by Warranty Deed dated 9/6/68 from Shirley M. Gregory of record in Book 4267, Page 39, Register's Office for Davidson County, Tennessee. Fred W. Hahn now being deceased, having died in 1978, leaving all of this property to his two children Kay Annette Hahn aka Kay Hahn Lockhart and Kay Hahn Garrison and Fred W. Hahn, Jr.

This property is known as 113 W Trinity Lane, Nashville, TN 37207.
Map & Parcel: 07107007900

Tract 4:

Land in Davidson County, Tennessee, being Lot #5 on the Map of T. J. Cage's Subdivision of the Tarpley Place, as of record in Book 332, page 97, Register's Office for said County.

Said lot No. 5 fronts 100 feet on the northerly side of Trinity Lane and extends back between parallel lines, 200 feet to a dead line.

Being the same property conveyed to Fed W. Hahn (typed incorrectly – being the same person as Fred W. Hahn) by Warranty Deed dated 10/9/73 from Vella Mai Farler, a widow of record in Book 4754, Page 131, Register's Office for Davidson County, Tennessee. Fred W. Hahn now being deceased, having died in 1978, leaving all of this property to his two children Kay Annette Hahn aka Kay Hahn Lockhart and Kay Hahn Garrison and Fred W. Hahn, Jr.

This property is known as 121 Old Trinity Lane, Nashville, TN, 37207.
Map & Parcel: 07107001500

Tract 5:

Land in Davidson County, Tennessee, being the westerly one-half of lot No. 11 on the Map of T. J. Cage's Subdivision of the Tarpley Place, as of record in Book 332, Page 97, Register's Office for said County.

Said part of lot No. 11 fronts 50 feet on the northerly side of Trinity Lane and extends back between parallel lines 200 feet to a dead line.

Being the same property conveyed to Fred W. Hahn and wife, Mary Nelle Hahn by Warranty Deed dated 1/19/67 from William L. Woodard and wife, Agnes Woodard of record in Book 4095, Page 898, Register's Office for Davidson County, Tennessee. Mary Nelle Hahn predeceased her husband, Fred W. Hahn now being deceased having died in 1978, leaving all of this property to his two children Kay Annette Hahn aka Kay Hahn Lockhart and Kay Hahn Garrison and Fred W. Hahn, Jr.

This property is known as 131 Old Trinity Lane, Nashville, TN, 37207.
Map & Parcel: 07107001000

Tract 6:

Land in Davidson County, Tennessee, as follows to wit:

Being the easterly 50 feet of Lot No. 13 on the Map of T.J. Cage's Subdivision of the Tarpley Place, as of record in Book 332, Page 97.

Said part of Lot No. 13 fronts 50 feet on the northerly side of Trinity Lane and extends back between parallel lines, 200 feet to a dead line.

Being the same property conveyed to Fred W. Hahn and wife, Mary Nelle Hahn by Warranty Deed dated 7/27/69 from Frances J. Belew and husband, James E. Belew, Jr. of record in Book 4235, Page 689, Register's Office for Davidson County, Tennessee. Mary Nelle Hahn predeceased her husband, Fred W. Hahn now being deceased having died in 1978, leaving all of this property to his two children Kay Annette Hahn aka Kay Hahn Lockhart and Kay Hahn Garrison and Fred W. Hahn, Jr.

This property is known as 133 Old Trinity Lane, Nashville, TN, 37207.
Map & Parcel: 07107000900

Tract 7:

Land in the 12th Civil District of Davidson County, Tennessee, being Tract No. 2 of the Final Plat of the Fred Hahn Property, more particularly described according to a survey by Dale and Associates, dated June 1, 1990, and being placed of record in Plat Book 6200, Page 952, Register's Office for Davidson County, Tennessee.

Being a portion of the same property conveyed to Fred W. Hahn by Warranty Deed dated 10/4/67 from J.W. Billington, Executor of the Estate of Helen Gray of record in Book 4178, Page 608, Register's Office for Davidson County, Tennessee. Fred W. Hahn now being deceased, having died in 1978, leaving all of this property to his two children Kay Annette Hahn aka Kay Hahn Lockhart and Kay Hahn Garrison and Fred W. Hahn, Jr.

This property is known as 106 Grizzard Avenue, Nashville, TN, 37207.
Map & Parcel: 07107026200

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF I have hereunto set my hand on the 19th day of May, 2014.

Kay Hahn Garrison
Kay Hahn Garrison

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, Kay Hahn Garrison, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 19th day of May, 2014.

Kathy Poston
Notary Public

KATHY POSTON
LAWRENCE

My Commission Expires: 12-

KATHY POSTON
STATE OF TENNESSEE NOTARY PUBLIC

The actual consideration or value whichever is greater, for this transfer is $0.00

Kay Hahn Garrison
Affiant

Sworn and subscribed before me, this the ____ day of May, 2014.

_____ My Commission Expires: _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
Kay Hahn, **Affiant**
Subscribed and sworn before me this the
19 **Day of** NOV, **20**19.
A. Goodman, **Deputy Register**