QuitClaim Deed

The actual consideration or value for this transfer is $ -0-

AFFIANT

STATE OF TENNESSEE
COUNTY OF Davidson

SWORN TO AND SUBSCRIBED before me this 28TH day of DECEMBER, 2018.

NOTARY PUBLIC
My Commission Expires: October 7, 2019

REBECCA CASEY NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires Oct 7, 2019

Karen Y Johnson Davidson County
Batch# 179056 DEEDQC
12/31/2018 09:52:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20181231-0126171

This space for Register of Deeds

This instrument was prepared by: Johnny Ellis, Attorney, 3844 Old Hickory Blvd, Old Hickory, TN 37138, 615-847-2000

ADDRESS NEW OWNER(S)	SEND TAX BILLS TO:	MAP / PARCEL NO.
LEROY J. ELLIS, 4TH, and wife LISA RUSSELL ELLIS 3844 Old Hickory Blvd. Old Hickory, Tennessee 37138	New Owner	054-13-0 / 049.00

FOR THE PURPOSE OF CREATING A TENANCY BY THE ENTIRETIES, and as part of the Winding up of Johnny Ellis Attorney, P.C., and the sum of TEN and No/100 ($10.00) Dollars, cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged,

JOHNNY ELLIS, ATTORNEY, P.C., a Tennessee Professional Corporation, the GRANTOR herein, has bargained and sold, and by these presents does QUITCLAIM transfer and convey all right title and interest, equitable and otherwise, unto:

LEROY JOHNSTON ELLIS, IV, a/k/a JOHNNY ELLIS, and wife, LISA RUSSELL ELLIS, the GRANTEES herein, and their heirs, in fee simple absolute, a certain tract or parcel of land located in **Davidson** County, State of Tennessee, described as follows:

Land in the Fourth Civil District of Davidson County, Tennessee, described according to a survey thereof by Forest E. Dye, Surveyor, dated February 16, 1983, as follows:

BEGINNING at an iron pipe in the Northeasterly margin of Old Hickory Blvd., at the Northwesterly corner of this tract and thence leaving said margin, North 58° 00' East 322.2 feet to an iron pipe; thence South 0° 02' West 110.0 feet to an iron pipe; thence South 54° 25' West 247.4 feet to an iron pipe in the Northeasterly margin of Old Hickory Blvd.; thence with said margin 110.0 feet to the point of beginning and containing 0.7 acres, more or less.

BEING ALL the same property conveyed to Johnny Ellis, Attorney, P.C., a Tennessee Professional Corporation, by Warranty Deed from India Matlock, un-married, dated February 24, 2012, and of record as Instrument #20120224-0016228 Register's Office for Davidson County, Tennessee.

The above description is the same as in the previous deed of record.

The herein described property is subject to the following:

Deed of Trust of record as Instrument #20140318-0022399, as modified by Instrument #20181105-0109257, 2018 Property taxes assumed by the GRANTEES.

This is improved property known as: 3844 Old Hickory Blvd., Old Hickory, TN 37138.

Witness my hand this 28TH day of DECEMBER, 2018.

JOHNNY ELLIS, ATTORNEY, P.C.

By: _____
LEROY JOHNSTON ELLIS, IV
Title: President

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

TCA 66-22-108 (a)

Before me, Rebecca J. Carey the undersigned, a notary public in the state of Tennessee, personally appeared **Leroy Johnston Ellis, IV**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the **President** of **Johnny Ellis Attorney, P.C.**, the within named bargainor, a Professional Corporation , and that he, as such officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of **Johnny Ellis Attorney, P.C.** by himself as such **President**.

Subscribed and sworn to before me, this the 28TH day of DECEMBER, 2018.

REBECCA J. CAREY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires Oct. 7, 2019

Rebecca J. Carey
NOTARY PUBLIC
My Commission Expires: October 7, 2019

****

QuitClaim Deed

From:
JOHNNY ELLIS, ATTORNEY, P.C.
A Tennessee Professional Corp.

To:
LEROY JOHNSTON ELLIS, IV
a/k/a Johnny Ellis, and wife,
LISA JEAN RUSSELL ELLIS

20181231012617 1

Property:
3844 Old Hickory Blvd.
Old Hickory, TN. 37138

This Instrument was Prepared by:

Leroy Johnston Ellis IV
Attorney at Law
3844 Old Hickory Blvd.
Old Hickory, TN. 37138
615-847-2000
Johnny@LjeLaw.com

CERTIFICATE of AUTHENTICITY

I, **Leroy Johnston Ellis, IV** do hereby make oath that I am an Attorney licensed in the State of Tennessee, Bar # 017968, and 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.

Leroy Johnston Ellis, IV,
Attorney at Law, BPR #17968

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, Anisha Lala the undersigned, a notary public in the state of Tennessee, personally appeared Leroy Johnston Ellis, IV, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that this certification of an electronic document is true and correct and whose signature I have witnessed.

Anisha Lala
NOTARY PUBLIC

My Commission Expires: 07-09-22

ANISHA LALA
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

This Certificate Prepared by:
Johnny Ellis, Attorney at Law
3844 Old Hickory Blvd.
Old Hickory, TN. 37138
(615) 847-2000
Johnny@LJELAW.com