Karen Johnson Davidson County
Batch# 202774 DEEDQC
03/06/2019 01:46:17 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20190306-0020593

Prepared by and Return to:
Lakeside Title & Escrow, LLC
854 Wren Rd.
Goodlettsville, TN 37072

The legal description has been furnished to the preparer by the Grantor, by third party, or has been obtained from the record title. The preparer assumes no liability as to the accuracy or content thereof. This deed was prepared without a title search. Therefore no representation is made by the preparer as to the status of the title to the property conveyed nor compliance with subdivision regulations. Preparer assumes no liability as to the state of title of the property, unless a separate title opinion is furnished to the Grantee, and then only to the extent of the state of title to the property as set forth in the title opinion.

FAILURE TO RECORD THIS DOCUMENT IMMEDIATELY AT THE APPROPRIATE REGISTER OF DEEDS OFFICE MAY SERIOUSLY JEOPARDIZE YOUR RIGHTS IN THE PROPERTY.

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Map and Parcel:
John W. Poteet	540 Moncrief Ave.	018 15 0 005.01
Cynthia Lynne Poteet Smith Alsalieby	Goodlettsville, TN 37072	
540 Moncrief Ave.		
Goodlettsville, TN 37072		

THIS QUITCLAIM DEED made and entered into on the day and date last written by and between **John W. Poteet, unmarried**, hereinafter referred to as the "GRANTOR" and, **John W. Poteet, unmarried, and Cynthia Lynne Poteet Smith Alsalieby, married, joint tenants with rights of survivorship**, herein after referred to as the "GRANTEE":

WITNESSETH

FOR AND IN CONSIDERATION of the sum of One and No/100 ($1.00) Dollars cash in hand paid, the receipt of which is hereby acknowledge, and other good and valuable consideration **John W. Poteet, unmarried**, has this day quitclaimed unto **John W. Poteet, unmarried, and Cynthia Lynne Poteet Smith Alsalieby, married, joint tenants with rights of survivorship** any right, title and interest in and to certain real property located in **Davidson** County, Tennessee, being more particularly described as follows, to wit:

Land in the 10th Civil District of Davidson County, Tennessee, described according to an unrecorded survey by Dewayne Caldwell, dated 4/18/1978, as follows:

Beginning at an iron pin in the west right-of-way of Moncrief Avenue, same being the south corner of Poteet and being the south corner of the herein described tract, thence N 0 degrees, 27' W, 284.50 feet to an iron pin, thence with Poteet S 18 degrees 21' E, 58.0 feet, thence S 4 degrees 00' W, 230.0 feet to the point of beginning, containing 0.06 acre, more or less.

Being the same property conveyed to John W. Poteet and wife, Cora G. Poteet by deed from Lee J. Vecchione and wife, Theora S. Vecchione, dated 4/29/91978, recorded 5/4/1978 in Book 5281, Page 447, Register's Office for Davidson County, Tennessee. The said Cora G. Poteet having died on 11/18/2012, leaving John W. Poteet as surviving tenant.

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

In Witness Whereof, the undersigned has hereunto set his hand on this the 26th day of February 2019.

John W. Poteet

John W. Poteet

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State **John W. Poteet** 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 Davidson County, Tennessee this 26th day of February 2019.

Notary Public

BETH TURNER STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Commission Expiration
2-25-20

State of TENNESSEE
County of DAVIDSON

The Actual Consideration of this transfer is $ 0

Affiant

Subscribed and sworn before me this 26th day of February 2019.

My commission expires:
2-25-20

Notary public

BETH TURNER STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY