**Prepared By**

Name: James Calhoun
Address: 5818 A Morrow Rd

State: TN Zip Code: 37209

New Owner & Tax Bill Information
Name: Regina Morris
Address: 5818 A Morrow Rd
Nashville
State: Tennessee Zip Code: 37209

Karen Johnson Davidson County
Batch# 224445 DEEDQC
05/01/2019 10:54:35 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20190501-0040309

Space Above This Line for Recorder's Use

## TENNESSEE QUIT CLAIM DEED

STATE OF TENNESSEE

Davidson COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of ($ 0.00 ) in hand paid to Ronnie Calhoun, a ——, residing at 1013 Valencia Ct., County of Cheatham City of Ashland City, State of Tennessee (hereinafter known as the "Grantor(s)") hereby remise, release and forever quitclaim to Regina Morris, a ——, residing at 5818 A Morrow Rd County of Davidson, City of Nashville, State of Tennessee (hereinafter known as the "Grantee(s)") all the rights, title, interest, and claim in or to the following described real estate, situated in Davidson County, Tennessee, to-wit:

4461 Cato Road, Nashville, TN 37218
Being same property conveyed to grantor at instrument number 20011017-0112958

**[INSERT LEGAL DESCRIPTION HERE OR ATTACH AND INSERT]**

~~**To have and to hold,** the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever for the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.~~

RC

Ronnie D Calhoun
Grantor's Signature
Ronnie D Calhoun
Grantor's Name
1013 Valencia Ct.
Address
Ashland City, TN 37015
City, State & Zip

Grantor's Signature
Grantor's Name
Address
City, State & Zip

**In Witness Whereof,**

James Calhoun
Witness's Signature
James D Calhoun
Witness's Name
5818 A Morrow Rd
Address
Nashville, TN 37209
City, State & Zip

Regina Morris Calhoun
Witness's Signature
Regina Morris Calhoun
Witness's Name
5818 Morrow rd.
Address
Nashville, TN 37209
City, State & Zip

STATE OF TENNESSEE)

COUNTY OF Davidson )

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ ____
Affiant
Subscribed and sworn before me this the
Day of May, 2019.
____, Deputy Register

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Ronnie D. Calhoun whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 26 day of April, 2019.

Notary Public

My Commission Expires: July 6, 2020

JASON BROWN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

# EXHIBIT 'A'

LAND in the 13th District, formely the 23rd, Civil District of Davidson County, Tennessee, described according to a survey made by C.J. Carney, Surveyor, September 10, 1960, as follows:

Beginning at a point at the southeast corner of the property conveyed to Jerry W. Carman, and wife, Theresa G. Carmanm by deed from Bethel P. Carman and wife, Celia C. Carman, of record in Book 3136, Page 425, Register's Office for said County; thence South 30 degrees West 250 feet; thence North 87 degrees 30 minutes West 355 feet; thence North 15 degrees East 255 feet to said Carman's Southwest corner; thence with said Carman's southern boundary line South 87 degrees 30 minutes East 300 feet to the beginning, containing 1.857 acres, more or less.

BEING the same property conveyed to JAMES E. BIGGS AND WIFE, ETHEL LEE BIGGS, by Deed from JERRY W. CARMAN & WIFE THERESA G, of record in BOOK 5161, PAGE 277, Register's Office for DAVIDSON County, Tennessee. The said James E. Biggs having since died on 11-16-78, the property vests by operation of law in his surviving spouse, Ethel Lee Biggs. Ethel Lee Biggs has remarried and is now Ethel Lee Biggs Hunter.

# EXHIBIT 'B'

1. All REAL PROPERTY taxes for the year 2002 and subsequent years, A LIEN, not yet due and payable (MAP 57, PARCEL 72).

2. Unrecorded easements for roads and utilities, if any.