This instrument prepared by:
Hugh W. Entrekin
TUNE, ENTREKIN & WHITE, P.C.
4235 HILLSBORO PIKE STE 300
NASHVILLE TN 37215
TELEPHONE 615/ 930-0230

Karen Johnson Davidson County
Batch# 239976 DEEDQC
06/06/2019 11:23:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20190606-0054227

NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL
Hugh W. Entrekin, Trustee	SAME	Map & Parcel: 144 13 0 019.00
4334 Chickering Lane		
Nashville, TN 37215		

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is 0.

Jonathan Morphett
AFFIANT

Subscribed and sworn to before me this 6th day of June, 2019

N.W.C.
NOTARY PUBLIC

COMMISSION EXPIRES: 7-8-19

HUGH W. ENTREKIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 8, 2019

QUITCLAIM DEED

FOR A GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which is hereby acknowledged, **Jonathan Morphett and wife Mary C. Morphett** do hereby quitclaim and convey unto **Hugh W. Entrekin, Trustee, with full power in such trustee to sell, mortgage, lease, convey or otherwise alienate without the necessity of the joinder of any beneficiary**, all their right, title and interest in certain real property located in Davidson County, Tennessee, more particularly described as follows:

See Exhibit A attached hereto
This is improved property generally known as 4334 Chickering Lane, Nashville, TN 37215.

IN WITNESS WHEREOF, the undersigned has executed this instrument this ____ day of June, 2019.

Jonathan Morphett

Jonathan Morphett

Mary C. Morphett

Mary C. Morphett

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Jonathan Morphett and wife Mary C. Morphett,** the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, on this 6th day of June, 2019.

Shamece Bond

NOTARY PUBLIC

My commission expires: 5/2/2022

SHAMECE BOND
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-2-2022

EXHIBIT A
LEGAL DESCRIPTION

TRACT I

LAND in Davidson County, Tennessee being Lot No. 20 on the Plan of Chickering Estates, Section I, of record in Book 2663, Pages 86 and 87, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.
SAID Lot 20 fronts 283 feet on the easterly margin of Chickering Lane and extends back 402.2 feet on the northerly line and 256 feet on the southerly line to a broken line in the rear measuring 349.7 feet thereon.

TRACT II
LAND lying in the 34th Councilmanic District of Davidson County, Tennessee, being part of property conveyed to Ralph Owen, Jr., as of record in Book 3935, Page 804, Register's Office for said County, and more particularly described as follows:
COMMENCING at an iron pin in the easterly margin of Chickering Lane, being the common westerly corner of Lots Nos. 20 and 21 on the Plan of Chickering Estates, Section I, as of record in Book 2663, Pages 86 and 87, said Register's Office; thence with the common line of Lots Nos. 20 and 21 in a southerly direction 256.0 feet, more or less, to an iron pin, the common easterly corner of Lots Nos. 20 and 21, the northwesterly corner of the Ralph Owen Jr. Property, and the beginning point of the herein described tract of land; thence continuing in the same and southeasterly direction with the extension of the common line between Lots Nos. 20 and 21, 271.9 feet, more or less, to a point in the westerly line of the J.B. Arlt, Jr. and wife, property, as of
record in Book 4373, Page 407, Register's Office for said County, thence with the westerly line of the J.B. Arlt, Jr. property, North 11 degrees 52 minutes West 199.1 feet, more or less, to an iron pin in the westerly line of a tract of land as of record in Book 4514, Page 299, Register's Office for said County; and the southeast comer of Lot No. 20; thence with the southerly line of Lot No. 20, South 58 degrees 17 minutes West 256.4 feet, more or less (264.7 feet by plat and by survey of John Kohl dated August 31, 1979) to a point of beginning. Containing 0.57 acres, more or less.

Being the same property conveyed to Jonathan Morphett and wife, Mary C. Morphett by Quitclaim Deed dated June 17, 2005 from Neal Clayton, Trustee with full power to sell, mortgage, lease, convey or otherwise alienate without the joiner of any beneficiary of record in Instrument No. 20050630-0075511, Register's Office for Davidson County, Tennessee. Mary C. Morphett is also known as Mary Morphett.

True Copy Certification

I, Hugh W. Entrekin , 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.

Signature

State of TENNESSEE

County of DAVIDSON

Personally appeared before me, Shamece Bond. a notary public for this county and state, Hugh W. Entrekin, 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: 05/02/2022
Notary' Seal (if on paper)

SHAMECE BOND
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-2-2022