Karen Johnson Davidson County
Batch# 297250 DEEDQC
10/07/2019 11:50:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20191007-0102506

THIS INSTRUMENT PREPARED BY:
Takacs McGinnis Elder Care Law, PLLC
P.O. Box 364
Hendersonville, TN 37077-0364

From information furnished by the parties.

Address New Owners
Linda F. Culver
4222 Woods St.
Old Hickory, TN 37138

Send Tax Bills To
Same

Map-Parcel
064 09 0 152.00

Quitclaim Deed from Spouse to Spouse

Grantor: Joe C. Culver
Grantee: Linda F. Culver

Grantor quitclaims and conveys to Grantee all of Grantor's right, title, and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee, more particularly described as follows:

LAND in Davidson County, Tennessee, being Lot No. 53 and the northerly part of Lot No. 52 on the Plan of Berryville, W.A. Bryan's Subdivision of the Berry Tract, Block 4, of record in Book 421, Page 117, Register's Office for Davidson County, Tennessee.

SAID Lot No. 53 and the northerly part of Lot No. 52 front together 75.0 feet on the easterly margin of Wood Avenue and extend back 165.0 feet on the northerly line and 187.5 feet plus or minus on the southerly line to an alley in the rear measuring 78.75 feet thereon, according to a survey dated April 1, 1970, by Hal R. Swann, Jr.

Being the same property conveyed to Joe C. Culver and wife, Linda F. Culver, by deed from Glenn A. Murphy and wife, Melba R. Murphy, of record in Book 4690, Page 68, Register's Office for Davidson County, Tennessee.

This is improved property, known as: 4222 Woods St., Old Hickory, TN 37138.

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

Joe C Culver by Linda F Culver AIF
Joe C. Culver by Linda F. Culver as Attorney in Fact
Grantor

State of Tennessee
County of Sumner

On October 7, 2019, before me personally appeared Linda F. Culver, with whom I am personally acquainted or who proved to me on the basis of satisfactory evidence to be the person who executed the foregoing instrument as attorney-in-fact for Joe C. Culver, and who acknowledged that she executed the same as attorney-in-fact for Joe C. Culver.

Barbara Boone McGinnis
Notary Public

BARBARA BOONE MCGINNIS
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

My commission expires: 5/23/2023

20191007-0102506

* *

State of Tennessee
County of Sumner

The actual consideration for this transfer or the value of the property transferred (whichever is greater) is $0.

Linda F. Culver

Linda F. Culver, Grantee

Sworn to and subscribed before me on October 7, 2019.

Barbara Boone McGinnis

Notary Public

My commission expires: 5/23/23

BARBARA BOONE MCGINNIS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

TRUE Copy Certification

I, Chelle Guidry, do hereby make oath that I am 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.

Chelle Guidry

Signature

State of Tennessee
County of Sumner

Personally appeared before me, Pati Bedwell, a notary public for this county and state, Chelle Guidry, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Pati K. Bedwell

Notary's Signature
My Commission Expires: 5/23/23

PATI K. BEDWELL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER