LLG-0659

Karen Johnson Davidson County
Batch# 320144 DEEDQC
11/26/2019 10:34:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20191126-0122189

THIS INSTRUMENT PREPARED BY:

Lockeland Law Group, PLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

This deed is prepared with information provided by the client/owner and without the benefit of a title search and/or examination.

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
EHP Development, LLC 109 Burnt Hickory Lane Johnson City, TN 37604	Same	053-08-0-022.00

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Marvin Herbert Eichorn, married****, by these presents does hereby quitclaim and convey unto **EHP Development, LLC,** its heirs, successors and assigns, his right, title and interest in and to the following described tract of land:

Being Lot No. 4 on the Plan of Dabbs and Elliott Subdivision, Block 11, as of record in Book 547, Page 97, Register's Office for Davison County, Tennessee.

Said Lot No. 4 fronts 50 feet on the Southerly side of 22nd Street and runs back between parallel lines 144 feet to an alley.

Being the same property conveyed to James Gohn and wife, Alice Gohn by Deed from Clarence E. Peffer and wife, Willa M. Peffer of record in Book 5049, page 221, Register's Office for Davidson County, Tennessee, dated July 23, 1976 and recorded on July 23, 1976.

Being the same property conveyed to Marvin Herbert Eichorn, a married man by Warranty deed from James Gohn, an unmarried man of record in Instrument No. 20191024-0109193, Register's Office for Davidson County, Tennessee, dated October 18, 2019 and recorded on October 24, 2019.

**** This being investment property only, having never been the personal residence of grantor at any time, Grantor warrants that he/she has never lived in the subject property as a married person and that the subject property is not subject to any homestead, dower or other marital rights or interests as contemplated by T.C.A. 26-2-301 or other similar statute therein.**

Being also known as 206 22nd Street Old Hickory, Tennessee 37138.

STATE OF TN
COUNTY OF Davidson

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the 25 day of November 2019.

Affiant

My commission expires: 5/3/21
(Affix Seal)

Notary Public

DREW T. BANDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 3, 2021

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 18th day of November 2019.

Marvin Herbert Eichorn

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named **Marvin Herbert Eichorn**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 18 day of November 2019.

Notary Public

My Commission Expires: 2-4-23

KATRINA L. HUNLEY
STATE OF TENNESSEE NOTARY PUBLIC
WASHINGTON COUNTY

True Copy Certification

I, **Angie Lawless**, 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 **TN**
County of **Davidson**

Personally appeared before me, **J. Brandon Miller**, a notary public for this county and state, **Angie Lawless** 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: 5-2-22

J. BRANDON MILLER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-02-2022