Karen Johnson Davidson County
Batch# 387796 DEEDQC
04/17/2020 02:49:30 PM 5 pgs
Fees: $32.00 Taxes: $0.00
20200417-0040706

FROM:

SALLY T. GOODRICH, A WIDOW

TO:

JEFFREY MOBLEY, TRUSTEE

FROM:

JEFFREY MOBLEY, TRUSTEE

TO:

SALLY T. GOODRICH

QUITCLAIM DEED

THIS INSTRUMENT PREPARED BY:

JEFFREY MOBLEY, atty.
Howard Mobley Hayes & Gontarek, PLLC
2319 Crestmoor Road
Nashville, Tennessee 37215
(615) 627-4444

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is NONE.

Sally T. Goodrich
Affiant

Subscribed and sworn to before me, this 7th day of April, 2020.

Lindsay Hamada
Notary Public

My Commission Expires: _____

LINDSAY HAMADA STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 09-05-2020

Address of New Owner:	Send Tax Bills to:	Map-Parcel Numbers:
Sally T. Goodrich 5304 Confederate Drive Nashville, Tennessee 37215	SAME	117 11 0J 224.00 CO 145 14 0 025.00

KNOW ALL PERSONS BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, and for the express purpose of making a re-conveyance to terminate a tenancy by the entirety, I, Sally T. Goodrich, a widow, hereby remise, release and quitclaim unto Jeffrey Mobley, Trustee, his successors and assigns, the tract of land described on Exhibit A attached hereto. Exhibit A is incorporated herein by this reference.

New legal descriptions were not prepared for this transaction. The legal descriptions are the same as the previous instruments of record.

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

And now, I, the said Jeffrey Mobley, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby remise, release and quitclaim unto Sally T. Goodrich, her heirs and assigns, the same property hereinabove described and set forth, to which reference is hereby made, and said property is quitclaimed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

WITNESS our hands this 7th day of April, 2020.

Sally T. Goodrich

Sally T. Goodrich

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Sally T. Goodrich, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 7th day of April, 2020.

My Commission Expires: LINDSAY HAMADA STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 09-07-2020

Lindsay Hamada
Notary Public

Jeffrey Mobley, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jeffrey Mobley, Trustee, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 7th day of April, 2020.

My Commission Expires: _____

LINDSAY HAMADA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-07-2020

Notary Public

EXHIBIT A

Legal Descriptions

Robert C. Goodrich, Jr. died on March 7, 2020

117 11 0J 224.00 CO – 2025 Woodmont Boulevard, Unit 224, Nashville, Tennessee 37215

Land in Davidson County, Tennessee, being Unit No. 224, together with the appurtenant interest in the common elements of The Hillmont Condominiums, a horizontal property regime established by Master Deed of record as Instrument No. 20040209-0015685, as re-recorded as Instrument No. 20040212-0017074, Register's Office, Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit "C" to the aforementioned Master Deed.

Being the same property conveyed to Robert C. Goodrich, Jr. and wife, Sally T. Goodrich, by deed from Donald C. Vincent, a married man, and Pamela S. Vincent, of record as Instrument No. 20131120-0119802, Register's Office for Davidson County, Tennessee.

The conveyance of the above-described parcel of land is subject to any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of way for public utilities applicable to this property.

This is improved property known as 2025 Woodmont Boulevard, Unit 224, Nashville, Tennessee 37215.

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145 14 0 025.00 – 5304 Confederate Drive, Nashville, Tennessee 37215

Land in Davidson County, Tennessee, being Lot No. 171 on the Plan of Tyne Valley Estates, Section 10, of record in Book 3700, Page 136, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Robert C. Goodrich, Jr. and wife, Sally T. Goodrich, by deed from Felix Sawyer and wife, Elinor S. Sawyer, of record in Book 7981, page 229, Register's Office for Davidson County, Tennessee.

Subject to restrictions of record in Book 4173, Page 193 and easement of record in Book 7338, page 221 and Book 7883, page 283, and all matters shown on the Plan of Record.

This is improved property known as 5304 Confederate Drive, Nashville, Tennessee 37215.

CERTIFICATE OF AUTHENTICITY

I, Jeffrey Mobley, 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.

Jeffrey Mobley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Lindsay Hamada, a notary public for this county and state, Jeffrey Mobley, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires: _____

Notary's Seal (if on paper)

