Karen Johnson Davidson County
Batch# 392781 DEEDQC
04/28/2020 01:47:52 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20200428-0044326

This Instrument Prepared By:
Sunny Eaton
Attorney at Law
731 Porter Rd
Nashville, Tennessee 37206

ADDRESS NEW OWNER:	**SEND TAX BILL TO:**	**Map-Parcel No.**
James R. Oldham **1411 Winding Way Rd** **Nashville, TN 37216**	**Same**	**MAP 061-8** **PARCEL 143**

QUITCLAIM DEED

For consideration and pursuant to the pending divorce in Davidson County, Tennessee, docket number 20D-409, and for other good and valuable consideration receipt of which is hereby acknowledged, hereinafter named Grantee, I, COURTNEY R. OLDHAM, do hereby quitclaim and convey unto JAMES R. OLDHAM, his successors and assigns, all of my right, title, and interest in and to the following described tract of land; to wit:

Being Lot no. 23 of Block "D" of Section No. 3 on the plan of the unrecorded portion of Jackson park, described according to a survey made by W.B. Southgate, Surveyor, in 1930 as follows;

Beginning on the northerly margin of Winding Way Avenue at the common corner of lots Nos. 23 and 24; thence with the line between said two lots, northwardly 250 feet to a point; thence westwardly 200 feet to the common corner of lots Nos. 22 and 23, thence with the line between said two lots, southwardly 220 feet to the northerly margin of Winding Way Avenue; thence with the northerly margin of said Avenue, eastwardly 200 feet to the point of beginning.

Being the same property conveyed to James R. Oldham and wife, Courtney R. Oldham by Warranty Deed dated October 10th, 2014 from The Joseph Mann McHenry Revocable Trust, of record in Book 20141017 page 0096068, Register's Office for Davidson County, Tennessee.

This is an improved piece of property, known as 1411 Winding Way, Nashville, Tennessee 37216

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, estate, title, and interest thereto belonging to the said GRANTEE, our heirs and assigns, forever, and we do covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have good right to convey it, and the same it unencumbered, unless otherwise herein set out and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defends the title to the said land to the said GRANTEE, our heirs and assigns, against the law claims of all persons whomsoever. Where used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 27 day of April, 2020.

COURTNEY R. OLDHAM

CARLOS ALBERTO GONZALEZ STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

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 COURTNEY R. OLDHAM, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 27 day of April, 2020.

Notary Public

My Commission Expires: July 5, 2021

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is the agreed final divorce in Davidson County Tennessee, docket number 20D-409, and $0.00.

Affiant

Witness my hand and official seal at Nashville, Tennessee, this 27th day of April, 2020.

Notary Public

My Commission Expires: 7/6/20