Karen Johnson Davidson County
Batch# 423205 DEEDQC
06/22/2020 03:06:23 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20200622-0066971

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $-10.00- Michelle G. Harkness

X John Goodwin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 19th DAY OF June 2020.

Notary Public

MY COMMISSION EXPIRES: 3/9/2022

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
JAD A. DUNCAN, ATTORNEY AT LAW

161 BELLE FOREST CIRCLE, NASHVILLE, TN 37221

THIS INSTRUMENT WAS PREPARED BASED SOLELY ON INFORMATION FURNISHED BY THE PARTIES NO INDEPENDENT TITLE SEARCH WAS PERFORMED.

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John M. Goodwin	**SAME**	**Map 102-11-0** **Parcel 037-00**
733 Adkisson Lane	(NAME)	
(ADDRESS) **Nashville, TN 37205**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of ten and no/100 ($10.00) dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we, **JOHN M. GOODWIN, as the holder and owner of a life estate interest for and during the life of JOHN M. GOODWIN, and MICHELLE GOODWIN HARKNESS, as the holder of the fee simple remainder interest ("Grantors")**, by these presents do hereby remise, release, quitclaim and convey all of our right, title and interest, unto **JOHN M. GOODWIN, a single man ("Grantee")**, his successors and assigns, a certain tract or parcel of land, located in Davidson County, Tennessee, to wit:

LAND in Davidson County, Tennessee, being Lot No. 380 on the Plan of Brook Meade, Section X, as of record in Book 2331, Page 135, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to conveyed to **John M. Goodwin**, as the holder and owner of a life estate interest for and during the life of **John M. Goodwin**, and **Michelle Goodwin Harkness**, as the holder of the fee simple remainder interest, from **John M. Goodwin**, as the holder and owner of a life estate interest for and during the life of **John M. Goodwin**, and **Laura Lynn Goodwin**, as the holder and owner of the fee simple remainder interest by Quitclaim Deed dated June 13, 2018, of record in Instrument No. 20180615-0057607, Register's Office for Davidson County, Tennessee.

The herein described property is not now nor ever has been the principal place of residence of Michelle Goodwin Harkness or her spouse.

Said property is conveyed subject to such limitation, restrictions and encumbrances as may affect the property.

This quitclaim deed has been executed and delivered to abolish the life estate held and owned by John M. Goodwin and to transfer full title to him in fee simple.

Unimproved ( )
This is improved (X) property, known as **733 Adkisson Lane, Nashville, TN 37205**

Whenever 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 our hands this 19th day of June, 2020.

John Goodwin
JOHN M. GOODWIN

Michelle Goodwin Harkness
MICHELLE GOODWIN HARKNESS

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, personally appeared **JOHN M. GOODWIN and MICHELLE GOODWIN HARKNESS** to me known to be the people described in and who executed the foregoing instrument, and who acknowledged the execution of same to be their free act and deed.

Witness my hand and official seal at office this 19th day of June **2020.**

Notary Public
My Commission Expires: 3/8/2022