Karen Johnson Davidson County
Batch# 426617 DEEDQC
06/26/2020 10:02:08 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20200626-0069252

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ 0 .

Thomas Lee Cobble
AFFIANT

This instrument was prepared
Upon information furnished by the
Parties by:
Howard M. Skipworth #012469
Attorney at Law
6408 Clarksville Pike
P.O. Box 489
Joelton, Tennessee 37080
Telephone: (615) 876-2550
EMAIL: hmskiplaw@comcast.net

Subscribed and sworn to before me
This 22nd day of June, 2020

Howard M. Skipworth
NOTARY PUBLIC

HOWARD M. SKIPWORTH NOTARY PUBLIC STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 10-2-2023

My commission expires:

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas Lee Cobble and wife, Shirley Jean Cobble 4769 Grays Point Road Joelton, TN 37080	Thomas Lee Cobble and wife, Shirley Jean Cobble 4769 Grays Point Road Joelton, TN 37080	Map 28 PARCEL 63 & P/O PARCEL 64

THE PURPOSE OF THIS CONVEYANCE IS TO CONSOLIDATE PARCEL 63 WITH REMAINDER OF PARCEL 64 UNDER ONE PARCEL NUMBER.

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that Thomas Lee Cobble and wife, Shirley Jean Cobble, for and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold, and do hereby remise, release and forever quitclaim unto Thomas Lee Cobble and wife, Shirley Jean Cobble, their heirs, successors and assigns, their entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

See attached Exhibit "A" for description

This is improved property known as: 4769 Grays Point Road, Joelton, Tennessee 37080.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions, and encumbrances as may affect the premises.

WITNESS my hand this 22nd day of June, 2020.

Thomas Lee Cobble
THOMAS LEE COBBLE, GRANTOR, GRANTEE

Shirley Jean Cobble
SHIRLEY JEAN COBBLE, GRANTOR, GRANTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Thomas Lee Cobble and Shirley Jean Cobble, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Joelton, Tennessee, this 22nd day of June, 2020.

Howard M. Skipworth
NOTARY PUBLIC

My commission expires:

HOWARD M. SKIPWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 10-2-2023

NOTE TO REGISTER:

Upon recording, please return
the recorded instrument to
Howard Skipworth
Attorney at Law
P.O. Box 489
6408 Clarksville Pike
Joelton, TN 37080

EXHIBIT "A"

PROPERTY DESCRIPTION
2.9 ACRES

Property located in the 1ST Councilmanic District of Davidson County, TN. and being described according to a survey by Jeffrey Patrick Chandler, RLS #2353, 3421 Cooper Nicholson Road, Pleasant View, TN 37146, Dated: 04-13-20, File Number 2-827, as follows:

Beginning at a point in the center line of Gray's Point Road being the common corner to Aaron Johnson (Instrument Number 20160112-0003038);
Thence leaving said center line and with said Johnson
NORTH 89 DEGREES 44 MINUTES 53 SECONDS EAST passing a set iron rod at 13.9 feet having a Tennessee State Plane Coordinate of N:710506.6127, E:1695591.4506 and continuing a total of 197.43 feet to an existing axle at a fence corner;
Thence with said fence SOUTH 45 DEGREES 25 MINUTES 16 SECONDS EAST a distance of 245.46 feet to an existing axle at a fence corner;
Thence SOUTH 57 DEGREES 30 MINUTES 21 SECONDS EAST a distance of 308.84 feet to a set iron rod;
Thence with a new line and severing the property of Thomas Cobble (Deed Book 4487, Page 885) NORTH 89 DEGREES 15 MINUTES 31 SECONDS WEST passing a set iron witness rod at 607.06 feet, having a Tennessee State Plane Coordinate of N:710177.0846, E:1695603.2817, and continuing a total distance of 618.66 feet to the center line of Gray's Point Road;
Thence with a curve turning to the right with an arc length of 31.17 feet, with a radius of 734.15 feet, with a chord bearing of NORTH 01 DEGREES 20 MINUTES 32 SECONDS WEST feet, with a chord length of 31.16 feet;
Thence NORTH 00 DEGREES 07 MINUTES 34 SECONDS WEST a distance of 168.72 feet;
Thence NORTH 05 DEGREES 45 MINUTES 23 SECONDS WEST a distance of 130.11 feet to the Point of Beginning having an area of 126271.23 square feet, 2.90 acres

Being the same property described in Deed Book 2925, Page 57 and a portion of the property described in Deed Book 4487, Page 885, Register's Office of Davidson County, TN.