THIS INSTRUMENT WAS PREPARED BY:

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Karen Johnson Davidson County
Batch# 439404 **DEEDQC**
07/17/2020 10:10:53 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20200717-0078615

ADDRESS NEW OWNER(S):

ANGELA MARIE DENTON
4677 GRAYS POINT ROAD
JOELTON, TENNESSEE 37080

SEND TAX BILLS TO:

SAME

MAP & PARCEL: 028 00 0 059.00

QUITCLAIM DEED

THAT FOR AND IN CONSIDERATION of the sum of Ten and No/1.00 ($10.00) Dollars, cash in hand paid, by the hereinafter named Grantee(s), and love for my daughter, and other good and valuable considerations, the receipt of which is hereby acknowledged, **I, LEIGH ANGELA DORRIS-PERRY,** formerly known as **LEIGH ANGELA DORRIS;** hereinafter, called the Grantor(s), does hereby **CONVEY, TRANSFER, REMISE, RELEASE, RELINQUISH, AND QUITCLAIM** unto the Grantee(s), **ANGELA MARIE DENTON,** Grantee's successors and assigns, all Grantor's right, title and interest, in and to the following described real estate situated in Joelton, Tennessee being land in the **1st Councilmanic** district of **Davidson County**, State of Tennessee, respectfully, described as follows, to-wit:

BEGINNING AT AN IRON PIN (NEW), IN THE EASTERLY MARGIN OF GRAYS POINT ROAD, THE NORTHWEST CORNER OF A TRACT OF LAND WHICH BELONGS TO JOSEPH BRENT VANCE, HAVING A DEED REFERENCE IN DEED BOOK: 4701, PAGE: 969, RODCT, THE MOST NORTHERLY CORNER OF THIS TRACT, AND CONTINUING, AS FOLLOWS:

S 22° 23' 00" E, PASSING A COMMON CORNER OF SAID TRACT OF LAND WHICH BELONGS TO JOSEPH BRENT VANCE AND A TRACT OF LAND WHICH BELONGS TO BERLIE PEMBERTON, HAVING A DEED REFERENCE IN DEED BOOK: 3803, PAGE: 876, RODCT, AND CONTINUING IN ALL 603.50 FEET TO A POINT IN THE CENTER OF A BRANCH, A COMMON CORNER OF SAID TRACT OF LAND WHICH BELONGS TO BERLIE PEMBERTON AND A TRACT OF LAND WHICH BELONGS TO JOHN THOMAS ERVIN, HAVING A DEED REFERENCE IN DEED BOOK: 3931, PAGE: 207, RODCT; THENCE, S 73° 47' 47" W, PASSING A COMMON CORNER OF SAID TRACT OF LAND WHICH BELONGS TO JOHN THOMAS ERVIN AND A TRACT OF LAND WHICH BELONGS TO HAROLD D.

PROCTOR, HAVING A DEED REFERENCE IN DEED BOOK: 4216, PAGE: 685, RODCT, AND CONTINUING IN ALL 214.00 FEET TO AN IRON PIN (NEW), A CORNER OF SAID TRACT OF LAND WHICH BELONGS TO HAROLD D. PROCTOR; THENCE, N 68°52'13"W, 140.87 FEET TO AN IRON PIN (NEW), IN THE EASTERLY MARGIN OF GRAYS POINT ROAD, IN THE NORTHERLY BOUNDARY OF SAID TRACT OF LAND WHICH BELONGS TO HAROLD D. PROCTOR; THENCE, WITH THE EASTERLY MARGIN OF GRAYS POINT ROAD, AS FOLLOWS: THENCE WITH THE EASTERLY MARGIN OF GRAYS POINT ROAD, AS FOLLOWS: N 01°03'51" E, 294.55 FEET TO AN IRON PIN (NEW); THENCE WITH A CURVE TO THE RIGHT, HAVING A RADIUS OF 438.00 FEET, AN ARC DISTANCE OF 296.43 FEET, AND A CHORD BEARING OF N° 20 27' 09" E, 290.80 FEET, TO THE POINT OF BEGINNING, CONTAINING 2.83 ACRES MORE OR LESS AS DESCRIBED BY SURVEY BY STEVEN E. ARTZ, TENNESSEE LICENSE NO. 1708, D/B/A, STEVEN E. ARTZ & ASSOCIATES, INC., DATED AUGUST 7, 2007.

BEING the same property conveyed by Quitclaim Deed from Leigh Angela Dorris, A/K/A Leigh Angela Dorris Vance, to Leigh Angela Dorris, now known as Leigh Angela Dorris-Perry, as of record in Instrument Number: 20130607-0057993 in the Register's Office for Davidson County, Tennessee on or about May 10 , 2013.

THIS DEED is prepared from information of prior deeds furnished by the Grantor(s) without the benefit of survey; additionally, a title search has not been performed nor has there been a title opinion given in regards to this property transfer.

This is improved residential property, known as: 4677 Grays Point Road, Joelton, Tennessee 37080.

IN TESTIMONY AND WITNESS WHEREOF, the Grantee herein have hereunto set **her** signature and executed this instrument, on this the 30 **th day of June 2020.**

Leigh Angela Dorris-Perry
LEIGH ANGELA DORRIS-PERRY, GRANTOR

STATE OF TENNESSEE)
COUNTY OF CHEATHAM)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named bargainor, **LEIGH ANGELA DORRIS-PERRY,** formerly known as **LEIGH ANGELA DORRIS,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that **he** executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Ashland City, Tennessee, this the 30 **th day of June 2020.**

Maria C. Binkley
Notary Public

My Commission Expires: 11-21 20 20

MARIA C. BINKLEY
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY

STATE OF TENNESSEE)
COUNTY OF CHEATHAM)

As required by *Tennessee Code Annotated Section 67-4-409 a(4) and (a)(6)(A)* the undersigned being Grantee, Grantee's agent, or a trustee acting for Grantee, after first being duly sworn, makes oath that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is **ZERO DOLLARS ($000.00).**

Angela "MARIE" Denton
ANGELA MARIE DENTON , Affiant

Sworn to and subscribed before me, this 10 **th day of** ~~June~~ July **2020.**

Maria C. Binkley
Notary Public

My Commission Expires: 11-21, 20 20

MARIA C. BINKLEY
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY