Karen Johnson Davidson County
Batch# 465794 DEEDQC
08/28/2020 09:51:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200828-0097761

DANA L. AUSTIN
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY

STATE OF TENNESSEE }
COUNTY OF Cheatham }

THE ACTUAL CONSIDERATION, FOR THIS TRANSFER IS $ -0-

Janet Knight
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 26 DAY OF Aug, 2020.

NOTARY PUBLIC

My Commission expires: 8.27.22

Prepared by:
L. Broner McCoy
Attorney at Law
102 N. Main
Ashland City, TN 37015
File No. 20080020

Address of New Owner	Send Tax Bills To:	Tax Information:
Kacy E. Knight and Janet E. Knight P.O. Box 306 Ashland City, TN 37015	Same	Map/Parcel **033-00-0-239.00**

QUITCLAIM DEED

THIS QUITCLAIM DEED is made this 26 day of August, 2020, for and in consideration of the sum of Ten and No/100 Dollars, ($10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **United Mechanical Systems, Inc.,** Grantor, has bargained and sold, and does hereby convey, remise, release and forever quitclaim unto **Kacy E. Knight and Janet E. Knight, Husband and Wife,** Grantees, their heirs, successors, and assigns, its entire right, title, and interest in and to a certain parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of the Subdivision of M. C. Minton Property of record in Book 8250, Page 483, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to United Mechanical Systems, Inc., by Warranty Deed from Raymond E. Foster and wife, Jane W. Foster, dated 07/19/2012 and recorded on 07/20/2012 in Instrument No. 20120720-0063885, Register's Office for Davidson County, Tennessee.

This is unimproved property known as:
1308 Dickerson Pike, Goodlettsville, TN 37072

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

THIS QUIT-CLAIM DEED IS PREPARED WITHOUT THE BENEFIT OF SURVEY.

THIS QUIT-CLAIM DEED IS PREPARED WITHOUT TITLE EXAMINATIONS.

IN WITNESS WHEREOF, **United Mechanical Systems, Inc.,** has caused this instrument to be executed, this the 26 day of August, 2020.

United Mechanical Systems, Inc.

Janet Knight

By: Janet Knight
Its: President

Kacy Knight

By: Kacy Knight
Its: Secretary

Kody Knight

By: Kody E. Knight
Its: Officer

STATE OF Tennessee
COUNTY OF Cheatham

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared, **Janet Knight, Kacy Knight, and Kody E. Knight**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, acknowledged himself/herself to be the Officers of **United Mechanical Systems, Inc.,** the within named bargainor, and that he/she as such Officers executed the foregoing instrument for the purposes therein contained, by signing the name of the Company by Each as such officers.

This the 26 day of August, 2020.

Dana L. Austin

NOTARY PUBLIC
My commission Expires: 8-27-22

DANA L. AUSTIN
STATE OF TENNESSEE
NOTARY PUBLIC
CHEATHAM COUNTY

True Copy Certification

As required under T.C.A §66-24-101(d) et seq.

I, L. Broner McCoy, 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.

Signature

State of Tennessee

County of Cheatham

Personally appeared before me, Kara J. Krantz, a notary public for this county and state, **L. Broner McCoy**, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

This the 28th day of August, 2020.

Notary's Signature

My Commission Expires: 1-10-2021

KARA J. KRANTZ
STATE OF TENNESSEE
NOTARY PUBLIC
CHEATHAM COUNTY

202008280097761