THIS INSTRUMENT PREPARED BY:
Grayson Smith Cannon, Esq.
PHILLIPS & INGRUM
117 East Main Street
Gallatin, Tennessee 37066
(615) 452-8030

Karen Johnson Davidson County
Batch# 501626 DEEDQC
10/26/2020 12:54:43 PM 7 pgs
Fees: $37.00 Taxes: $0.00
20201026-0123879

Based on information provided by the parties.

QUITCLAIM DEED

Address of New Owner	Send Tax Bills to:	Map and Parcel No.
Ms. Sandra Cox	SAME – NO MORTGAGEE	014 00 0 128.00
7417 Bidwell Road		014 00 0 026.00
Joelton, TN 37080		

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ -0-.

Sworn to and subscribed before me, this 14th day of September, 2020.

TYLER W. PARKS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires Oct. 2, 2023

Sandra Cox
AFFIANT

NOTARY PUBLIC

My Commission Expires: 10-2-23

FOR AND IN CONSIDERATION OF the sum of Ten ($10.00) Dollars cash in hand paid by the hereinafter named "Grantee" and other good and valuable consideration, the receipt of which is hereby acknowledged, we, the heirs of Grady M. Cook, "Grantors," by these presents, do hereby quitclaim and convey unto Sandra Cox, "Grantee," her heirs and assigns, all our interest in and to the following described property in Davidson County, Tennessee:

A tract of land in the 14th Civil District of Davidson County, Tennessee, more particularly described according to a survey of Hickerson-Miller, dated May 16, 1955 as follows:

Beginning at a point in the middle of Harper Road on the westerly side of said road; thence in a southerly direction along said road a line north 2 degrees 32' east 135 feet to a point; thence along said line 478 feet to a point; thence in an easterly direction along a line north 87 degrees 15' west 344.1 feet to a point; thence in a northerly direction along a fence line south 2 degree 30' east 293.8 feet to an iron pin; thence north 87 degrees 58' west 70 feet to an iron pin; thence south 2 degrees 30' east 335.6 feet to an iron pin; thence south 89 degrees 46' east to a point of beginning.

Being the same property conveyed to Grady M. Cook and wife Mary B. Cook by Deed of Record in Book 2903 Page 613 Register's Office for Davidson County. The said Mary B. Cook having predeceased Grady M. Cook; and further being the same property conveyed to Marion Bryant Cook, JoAnn Burgett, Robert Aubrey Cook, Janice Faye Comer (being one and the same person as Janice Faye Cook Bales), Grady Wayne Cook and Sandra Gayle Cox by the will of Grady Marion Cook, the same having been probated as Docket No. 08P936 in the Probate Court for Davidson County, said will being of record as Instrument No. 20091117-0105601 Register's Office for Davidson County, Tennessee. Further the said Robert Aubrey Cook having predeceased Grady Marion Cook, leaving one child, Robert Aubrey Cook, Jr., surviving him and receiving his father's share *per stirpes* per the Will of Grady Marion Cook. The spouses of the married grantors join in for the purposes of conveying any marital interest they may have.

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

This is unimproved property known as 0 Harper Road.

THE REST OF THIS PAGE IS INTENTIONALLY LEFT BLANK

WITNESS my hand this 14th day of September, 2020.

Sandra Gayle Cox (Cook)

William R. Cox, Jr.
Spouse of Sandra Cook

STATE OF Tennessee)
)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for the aforesaid County and State, **SANDRA GAYLE COX**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 14th day of September, 2020.

TYLER W. PARKS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires Oct. 2, 2023

NOTARY PUBLIC

My Commission Expires: 10-2-23

STATE OF Tennessee)
)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for the aforesaid County and State, **WILLIAM R. COX, JR.**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 14th day of September, 2020.

TYLER W. PARKS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires Oct. 2, 2023

NOTARY PUBLIC

My Commission Expires: 10-2-23

WITNESS my hand this 4TH day of SEPTEMBER, 2020.

Daryl W. Burgett

Darryl Wayne Burgett
as Power of Attorney for Jo Ann Burgett (Cook)

STATE OF Tennessee)
)
COUNTY OF Robertson)

Personally appeared before me, the undersigned, a Notary Public in and for the aforesaid County and State, **DARRYL WAYNE BURGETT, POWER OF ATTORNEY FOR JO ANN BURGETT (COOK),** with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 4 day of September, 2020.

NOTARY PUBLIC

My Commission Expires: 03/06/2022

JAMES E. SORRELLS
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

My Commission Expires Mar. 6, 2022

WITNESS my hand this 16th day of October, 2020.



Dorothy Faye Cook
Dorothy Faye Cook
Unmarried

STATE OF Tennessee)
)
COUNTY OF Montgomery)

Personally appeared before me, the undersigned, a Notary Public in and for the aforesaid County and State, **DOROTHY FAYE COOK**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 16th day of October, 2020.

Eric A. Host

NOTARY PUBLIC

My Commission Expires
February 15, 2022

My Commission Expires:_____

WITNESS my hand this 14th day of September, 2020.

Grady Wayne Cook

Dorothy Sue Cook (Duke)
Spouse of Grady Wayne Cook

STATE OF TN)
)
COUNTY OF Perry)

Personally appeared before me, the undersigned, a Notary Public in and for the aforesaid County and State, **GRADY WAYNE COOK,** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 14th day of September, 2020.

LEIA DUNCAN STATE OF TENNESSEE NOTARY PUBLIC PERRY COUNTY

NOTARY PUBLIC

My Commission Expires: 2.4.24

STATE OF TN)
)
COUNTY OF Perry)

Personally appeared before me, the undersigned, a Notary Public in and for the aforesaid County and State, **DOROTHY SUE COOK,** with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 14th day of September, 2020.

LEIA DUNCAN STATE OF TENNESSEE NOTARY PUBLIC PERRY COUNTY

NOTARY PUBLIC

My Commission Expires: 2.4.24

WITNESS my hand this 24th day of September, 2020.

Janice Faye Cook Bales

Janice Faye Cook Bales
Unmarried

STATE OF Florida)
)
COUNTY OF Okaloosa)

Personally appeared before me, the undersigned, a Notary Public in and for the aforesaid County and State, **JANICE FAYE COOK BALES**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 24th day of September, 2020.

ROBERTA S. DAVIS
MY COMMISSION # GG 124046
EXPIRES: October 8, 2021
Bonded Thru Notary Public Underwriters

Roberta S. Davis

NOTARY PUBLIC

My Commission Expires: 10-8-2021

Credited to the account of the within named payee in accordance with payee's instructions
Absence of endorsement guaranteed.
Regions Bank
Destin, Florida