Prepared by:
Rudy & Partners, PLLC
2012 21st Avenue South
Nashville, TN 37212
615-383-2903

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer, or value of property (whichever is greater) is $40,000.00.

Affiant

Subscribed and sworn before me this 28th day of October, 2020.

Notary Public
My Commission Expires:

Karen Johnson Davidson County
Batch# 507323 DEEDQC
11/02/2020 11:24:41 AM 2 pgs
Fees: $13.00 Taxes: $148.00
20201102-0127742

Address of New Owner:

Billy Vaughn and Janice Vaughn
905 N Dupont Avenue
Madison, TN 37115

Send Tax Bills to:

Same

Tax Information

043 11 0 074.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged

Charles L. Carney, (the "Grantors"),

have bargained and sold, and by these presents do transfer and convey, unto the said

Billy Vaughn and spouse Janice Vaughn, (the "Grantees"),

their successors and assigns, all of their right, title and interest in and to that certain land in Davidson County, State of Tennessee, more particularly described as follows:

BEING Lot No. 4 on the Plan of Archwood Acres, Section 2, as of record in Book 2331, Page 12, Register's Office for Davidson County, Tennessee.

Said Lot No. 4 fronts 115 feet on the Northerly side of DuPont Avenue and runs back between lines 330.8 feet on the westerly side and 376.51 feet on the easterly side to a broken line of two segments measuring 130.16 feet thereon in the aggregate.

Being the same property conveyed to Charles L. Carney and wife Patricia S. Carney by Quitclaim Deed from Charles L. Carney, of record at Instrument No. 20120807-0070237, Register's Office for Davidson County, Tennessee.

The said Patricia S. Carney having since died on January 6, 2020, thereby vesting title with her surviving spouse, Charles L Carney.

The legal description provided herein is exactly the same as in the prior recorded deed.

This is improved property known as: **905 N DuPont Avenue, Madison, TN 37115**

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises. 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 my hand this 28th day of October, 2020.

Charles L. Carney

STATE OF TENNESSEE)

COUNTY OF SUMNER)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **CHARLES L. CARNEY**, the within named bargainor, 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 purposes therein contained.

Witness my hand this 28th day of October, 2020.

NOTARY PUBLIC

My Commission expires:

