Karen Johnson Davidson County
Batch# 528573 DEEDQC
12/10/2020 09:28:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20201210-0144263

THIS INSTRUMENT PREPARED BY: **Jeffrey Mobley, atty.** **Howard Mobley Hayes & Gontarek, PLLC** **2319 Crestmoor Road** **Nashville, Tennessee 37215** **(615) 627-4444**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $--NONE--. Terrie Y. Aldridge Affiant Subscribed and sworn to before me, this 3rd day of December, 2020. Alice M. Bohannon Notary Public My Commission Expires: 11-08-2022

ALICE M. BOHANNON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 11-08-2022

Address of New Owners:	Send Tax Bills to:	Map-Parcel Number
Terrie Y. Aldridge and Troy M. Aldridge 165 Hicks Road, Unit #7 Nashville, Tennessee 37221	SAME	142 11 0C 007.00

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS that for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, and for the express purpose of establishing a tenancy by the entirety between a husband and wife by direct conveyance in accordance with T.C.A.§ 66-1-109, I, **Terrie Y. Aldridge**, hereinafter called the Grantor, hereby remise, release and quitclaim unto **Terrie Y. Aldridge and**

husband, Troy M. Aldridge, as tenants by the entirety, hereinafter called the Grantees, and the Grantees' successors, heirs and assigns, all of the Grantor's right, title and interest in and to real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

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

WITNESS my hand this 3rd day of December, 2020.

Terrie Y. Aldridge

Terrie Y. Aldridge

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Terrie Y. Aldridge, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand, at office this 3rd day of December, 2020.

ALICIA M. BOHANNON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 11-08-2022

My Commission Expires:

Alicia M. Bohannon

Notary Public

EXHIBIT A

Legal Description

Land in Davidson County, Tennessee, being Lot No. 7 on the plan of Aspen Heights of record in Plat Book 9700, Page 312, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Terrie L. Young by deed from Gary P. Windschitl and spouse, Stephanie L. Windschitl, (executed by Joyce B. Hobbs pursuant to a limited power of attorney, of record in Book 11100, page 115), of record in Book 11100, page 116, Register's Office for Davidson County, Tennessee.

This property is described according to or by reference to the recorded subdivision plan.

Terrie L. Young and Terrie Y. Aldridge are one and the same person.

This conveyance is subject to the following:

1. Current and subsequent years' State and County taxes, which have been assumed by the Grantees;

2. The Plan of record in Plat Book 9700, page 312, Register's Office for Davidson County, Tennessee, shows an owner's certificate, minimum building setback lines and easements to which plan reference is hereby made for a more complete description thereof; and

3. The Declaration of Covenants, Conditions and Restrictions of record in Book 10303, page 698, Register's Office for Davidson County, Tennessee, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property known as 165 Hicks Road Unit #7, Nashville, Tennessee 37221.

CERTIFICATE OF AUTHENTICITY

I, Jeffrey Mobley, 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.

Jeffrey Mobley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Julia C. Hunt, a notary public for this county and state, Jeffrey Mobley, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires:

Notary's Seal (if on paper)

