This Instrument Prepared by:
MARTIN A. KOOPERMAN
603 Woodland Street
Nashville, TN 37206
615-259-1214

Karen Johnson Davidson County
Batch# 543656 DEEDQC
12/30/2020 12:43:23 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20201230-0154699

QUIT CLAIM DEED

ADDRESS OF NEW OWNER:	**SEND TAX BILLS TO:**	**PARCEL ID NO:**
Nicholas Haynes	Legacy Mutual Mortgage	
1135 Harold Drive	1135 Harold Drive	80-0-308
Nashville, TN 37217	Nashville, TN 37217	

FOR AND IN CONSIDERATION of One Dollar ($1.00) and other good and valuable consideration, I, **JANE WOODARD-HAYNES** ("Grantor") by these presents do hereby quitclaim and convey my interest in and to **NICHOLAS HAYNES** ("Grantee"), his heirs, successors and assigns, a certain parcel or tract of land described as follows:

> Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of Patricia Heights, Section 1 of record in Plat Book 2331, Pages 130-131, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.
>
> Being the same property conveyed to Nicholas Haynes and wife, Jane Woodard-Haynes of record from KEELEY ALANNA PUNCOCHAR f/k/a n/k/a KEELEY CAVERNO and spouse, KATELYN CAVERNO of record in Instrument 20180405-0032241, Register's Office for Davidson County, Tennessee.

This conveyance is subject to: Taxes for the year 2020, a lien not yet due and payable; and all matters shown on the Plan of record in Plat Book 2331, Pages 130-131, Register's Office for Davidson County, Tennessee.

This is improved property known as 1135 Harold Dr., Nashville, TN 37217

Witness my hand this 10th day of December, 2020.

JANE WOODARD-HAYNES

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named bargainer, **JANE WOODARD-HAYES,** with whom I am personally acquainted, or proved to me based upon satisfactory information, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Murfreesboro, Tennessee, this 10th day of December, 2020.

NOTARY PUBLIC **SEAL**
My Commission Expires: 10/22/23

CHRISTOPHER SWANN
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES 10-22-2023

STATE OF TENNESSEE

COUNTY OF RUTHERFORD

The actual consideration or value whichever is greater for this transfer is $1.00.

AFFIANT

Sworn to and subscribed before me this
10th day of December, 2020.

NOTARY PUBLIC **SEAL**
My Commission expires: 10/22/23

CHRISTOPHER SWANN
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES 10-22-2023