QUITCLAIM DEED

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE GRANTOR WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS.

Karen Johnson Davidson County
Batch# 597637 DEEDQC
03/22/2021 02:35:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20210322-0037755

STATE OF Tennessee

COUNTY OF Sumner

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 0

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF March, 2021.

Notary Public

COMMISSION EXPIRES: May 3, 2021

THOMAS D. LARSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
FOUNDATION TITLE AND ESCROW SERIES, LLC
545 N. Mt. Juliet Road, #1102, Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NUMBERS:
		007-00-0-217.00
(Name) **Carol Kieffer Police**	**Carol Kieffer Police**	
(Address) **2229 Tinnin Road, Goodlettsville, TN 37072**	**2229 Tinnin Road, Goodlettsville, TN 37072**	

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned, **Carol Kieffer Police,** hereinafter referred to as Grantor, hereby quitclaims to **The Carol K. Police Separate Property Trust, U/A/D, October 17, 2007**, their heirs and assigns forever, all of her right, title and interest in the following described real estate, situated and lying in Davidson County, State of Tennessee, described as follows:

Tract #1: Beginning at an iron rod (old) in the Westerly margin of Tinnin Road, 25' off centerline, being the Southeast corner of this tract. Also being the Northeast corner of James Oldham, Book 4793, Page 50 R.O.D.C., TN. Thence with Oldham, S 59 deg. 43' 17" W 781.54' to an iron rod (old) at the base of an old Maple Tree. Said point being the Northwest corner of Oldham and the Northeast corner of Danny Bowman, Book 4803, Page 845 R.O.D.C. TN. Thence with Bowman, S 89 deg. 38' 13" W 649.53' to an iron rod (old). Said rod being the Northwest corner of Bowman and the Northeast corner of Goodlettsville Church of Christ. Thence with church property the next 3 calls. S 89 deg. 13' 22" W 422.90' to an iron rod (old), N 89 deg. 21' 39" W 100.06' to an old maple tree, S 85 deg. 45' 52" W 615.55' to an iron rod (old). Said rod being the Southwest corner of this tract and the Northwest corner of Goodlettsville Church of Christ and being the Easterly property line of Robert Robinson Book 4044, Page 631 R.O.D.C., TN. Thence with the Easterly line of Robinson, N 07 deg. 13' 05" E 166.90' to an iron rod (new). The Northwest corner of this tract, thence leaving Robinson's Easterly line, with tract #2, S 82 deg. 30' 43" E 699.51' to an iron rod (new). Thence, N 89 deg. 13' 22" E 423.01 to an iron rod (new). Thence, N 89 deg.

38' 13" E 449.41'feet to an iron rod (new). Thence, N 58 deg. 16' 32" E 981.85' to an iron rod (new) in the Westerly margin of Tinnin Road. Said rod lying 19' off centerline of Tinnin Road. Being the Northwest corner of this tract. Thence with the Westerly margin of Tinnin Road, a curve to the right, having a radius of 1752.33', arc length of 156.27', chord bearing S 14 deg. 54' 27" E, and a chord distance of 156.22' to the point of beginning.

Being the same property conveyed to Carol Kieffer Police, by Warranty Deed from Scott A. Duerr and wife, Marcia A. Davies, of record in Instrument No. 20210301-0025736, in the Register's Office of Davidson County, Tennessee, dated July 18, 2021, and recorded on March 1, 2021.

This is Improved Property commonly known as: 2229 Tinnin Road, Goodlettsville, TN 37072.

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

IN WITNESS WHEREOF, has hereunto set her signature, on this, the 9th day of March, 2021.

Carol Kieffer Police

STATE OF CALIFORNIA

COUNTY OF LOS ANGELES

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Carol Kieffer Police**, the Grantor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the foregoing Quitclaim Deed for the purposes and considerations therein contained.

WITNESS my hand and official seal of office, this 9th day of MARCH, 2021.

NOTARY PUBLIC

My commission expires:

AHMED A. ALSOUROUGI
Notary Public - California
Los Angeles County
Commission # 2271228
My Comm. Expires Jan 12, 2023

True Copy Certification

I, Tameika Jones, do hereby make the oath that I am a licensed attorney and/or 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.

Tameika Jones

State of Tennessee

County of Williamson

Personally appeared before me, Christie Perry a notary public for this county and state, Tameika Jones who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

My Commission Expires: 7/22/2022

CHRISTIE PERRY
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY