PREPARED BY:

WESTON A. GANTTE, ATTORNEY AT LAW, DANDRIDGE, TENNESSEE

QUITCLAIM DEED

THIS INDENTURE, made and entered into on this the 9th day of April, 2021, by and between **Lorna Gene Matlock**, party of the first part, and **Logan Garrett Matlock,** party of the second part.

WITNESSETH

That for and in consideration of One (1.00) Dollar cash, and other good and valuable considerations in hand paid, receipt of all which is hereby acknowledged, the party of the first part conveys and quit-claims unto the party of the second part, their heirs and assigns, **SUBJECT TO THE LIFE ESTATE HEREINAFTER RESERVED**, all their right, title, and interest in and to the following real estate, to wit:

SITUATED in Davidson County, Tennessee, described as follows, to-wit:

BEING Lot Nos. 363 and 364, on the plan of Larchwood, Section 7, of record in Plat Book 6900, Page 274, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

SUBJECT to restrictive covenants of record in Book 7216, Page 574, Register's Office for said county.

BEING the same property conveyed to Lorna Gene Matlock by deed of Robert A. Isakson, Jr., and wife, Rebecca B. Isakson, and recorded in Book 9629, Page 302 in the Register's Office for Davidson County, Tennessee.

THE PARTY OF THE FIRST PART, LORNA GENE MATLOCK, HEREBY RETAINS A LIFE ESTATE IN AND TO THE ABOVE DESCRIBED PREMISES FOR AND DURING HER NATURAL LIFETIME.

Map #108-4Parcel #176&177

PREPARER makes no warranties or representations as to the status of the title to the property described herein. Failure to record this instrument may jeopardize your title thereto. The property description was taken from prior deed.

Karen Johnson Davidson County
Batch# 614273 DEEDQC
04/14/2021 08:27:29 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210414-0049515

IN WITNESS WHEREOF, the party of the first part has set unto their hand and signature on the day and year first above written.

Lorna Gene Matlock

Lorna Gene Matlock

STATE OF TENNESSEE
COUNTY OF JEFFERSON

Before me, the undersigned Notary Public, in and for the State and county aforesaid, **Lorna Gene Matlock**, the within bargainer, with whom I am personally acquainted, or who proved upon basis of satisfactory evidence, and who acknowledged that she executed the foregoing instrument for the purposes therein contained and express.

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

NOTARY PUBLIC
My Commission Exp: 12/8/2021

SONYA D. WEST NOTARY PUBLIC STATE OF TENNESSEE JEFFERSON COUNTY My Commission Expires Dec. 8, 2024

I, or we, hereby swear or affirm that the actual consideration for this transfer is $ 0.

Lorna Gene Matlock
AFFIANT

Subscribed and sworn to before me this 9th day of April 2021.

NOTARY PUBLIC

My Commission expires: 12/8/2021

Persons Responsible for Taxes and Property Owners:

Lorna Gene Matlock until death
2909 Blackwood Drive
Nashville, TN 32714

SONYA D. WEST NOTARY PUBLIC STATE OF TENNESSEE JEFFERSON COUNTY My Commission Expires Dec. 8, 2024