Karen Johnson Davidson County
Batch# 633024 DEEDQC
05/11/2021 10:52:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210511-0063213

This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd, Suite 402, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Willie Pearl Yeargin, widow** ("Grantor"), hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Jerry Yeargin, III, single man, and Patricia F. Yeargin, a single woman,** (Grantee), all of her rights, title, and interests in the following described real property, to wit:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Haynes Manor, Section I, as of record in Book 3600, page 85, Register's Office for said County.

Said Lot No. 2 fronts 64 feet on the northeasterly side of Buena Vista Pike and extends back 138.1feet on the northwesterly line and 151 feet on the southeasterly line, which is a broken line, to a dead line in the rear on which it measures 41.9 feet.

Being all or part of the same property conveyed to Jerry Yeargin, Jr and Willie Pearl Yeargin herein by Corporate Warranty Deed of record at Book 4037 Page 950 in said Register's Office.

Being the same property conveyed to Jerry Yeargin, Jr. and wife, Willie Pearl Yeargin, dated July 20th 1966, of record at Book 4037 Page 950, in the Register's Office of Davidson County, Tennessee. Jerry Yeargin, Jr. having since died on or about December 21, 1994, leaving Willie Pearl Yeargin as the surviving tenant by-the-entirety.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

IN TESTIMONY WHEREOF I/we have executed this instrument the 8th day of May, 2021.

Mrs. Willie Pearl Yeargin
Willie Pearl Yeargin

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, a Notary Public in and for said state and county, **Willie Pearl Yeargin**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 8th day of May, **2021.**

Nichole Dowling
NOTARY PUBLIC

MY COMMISSION EXPIRES: 12.7.2024

NICHOLE DOWLING
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
MY COMMISSION EXPIRES 12-7-2024

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$0.00.**

AFFIANT

SUBSCRIBED AND SWORN before me this the 10th day of May, **2021.**

Nichole Dowling
NOTARY PUBLIC

MY COMMISSION EXPIRES: 12.7.2024

NICHOLE DOWLING
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
MY COMMISSION EXPIRES 12-7-2024

PROPERTY ADDRESS:	**3802 Buena Vista Pike, Nashville, TN 37218**
TAX PARCEL NO.:	**05914009600**
PROPERTY OWNER:	**Jerry Yeargin, III and Patricia F. Yeargin**
OWNER'S ADDRESS:	**3802 Buena Vista Pike, Nashville, TN 37218**
MAIL TAX BILLS TO:	**Owner at Property Address**

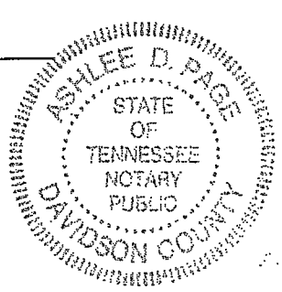
Certificate of Authenticity

I, Emily Reed, 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 the law.

Emily Reed
Signature

State of Tennessee
County of Davidson
Personally appeared before me, Ashlee D Page a notary public for this county and state, Emily Reed who acknowledges that this certification of an Electronic document is true and correct and whose signature I have witnessed.

Ashlee D Page
Notary Signature



My Commission Expires: 11/08/2022