Karen Johnson Davidson County
Batch# 643859 DEEDQC
05/25/2021 01:22:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20210525-0070799

New Owner
John Thomas Burnett
4517 Xavier Drive
Antioch TN 37013

Send tax bills to:
New Owner.

PREPARED BY:
ARMISTEAD LAW GROUP, PLLC
Cathryn R. Armistead (BPR# 034698)
1050 Hamilton Station Blvd Suite 200
Lebanon, Tennessee 37087

QUIT CLAIM DEED

TAX IDENTIFICATION
Map 148-08 Parcel 114

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One-dollar ($1.00) cash in hand paid, the receipt of which is hereby acknowledged, **JOHN THOMAS BURNETT**, a single man (hereinafter known as the "Grantor") has this day bargained and sold and by these presents does hereby transfer and convey unto **RONALD WAYNE BURNETT** (a single man) and **JOHN THOMAS BURNETT** (a single man), ("hereinafter known as Grantees") their successors and assigns, forever, as joint tenants with right of survivorship, the following tract or parcel of land, situated and lying in Davidson County, Tennessee, bound and described as follows, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 90 on the Plan of Oakwood Terrace, Section II, of record in Book 4460, page 119, Register's Office for said County, to which Plan reference is hereby made for a more complete legal description.

Being the same property conveyed to John Thomas Burnett by Deed from Nell A. Barnes, on October 7, 1985, of record in Book 6676 Page 116, Register's Office for Davidson County, Tennessee.

Being also known as 4517 Xavier Drive, Antioch, Tennessee 37013.

This conveyance is made subject to all visible easements, rights of way, and any and all restrictions, existing roadways, easements and rights of way of record.

IN WITNESS WHEREOF Grantor has executed or caused this instrument to be executed by its duly authorized representative this 29 day of April 2021.

John Thomas.Burnett, *Grantor*

STATE OF TENNESSEE)
COUNTY OF WILSON)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that John Thomas. Burnett whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 29 day of April 2021.

Notary Public
My Commission Expires: 1/9/22

CATHRYN ARMISTEAD NOTARY PUBLIC STATE OF TENNESSEE WILSON COUNTY

Affidavit:

I, hereby swear or affirm that to the best of affiants knowledge, information, and belief, the actual consideration for this transfer is $1.00.

John Thomas Burnett

STATE OF TENNESSEE)
COUNTY OF WILSON)

Subscribed and sworn before me this the 29th day of April, 2021.

Notary Public
My commission expires: 1/9/22

CATHRYN ARMISTEAD NOTARY PUBLIC STATE OF TENNESSEE WILSON COUNTY

TRUE COPY CERTIFICATION

I, Sheila Gilbert, do hereby make oath that I am 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 documents executed and authenticated according to law.

Sheila Gilbert 5/24/2021

Signature/Date

State of Tennessee

County of Wilson

Personally appeared before me, Martha S. Whitman, a notary public for this county and state, Sheila Gilbert, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Martha S. Whitman

Notary's Signature

My Commission Expires: 02/28/2023

Notary's Seal:

