NEW OWNER:
RICHARD LEE GEYER
113 CHERRY BRANCH LANE
OLD HICKORY, TN 37138

SEND TAX BILLS TO:
NEW OWNER

THIS INSTRUMENT PREPARED BY:
Rochelle, McCulloch & Aulds, P.L.L.C.
Attorneys at Law
109 North Castle Heights Ave.
Lebanon, TN 37087
FILE NO: 21-0686

THIS INSTRUMENT IS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES; NO TITLE WORK PERFORMED; AND NO TAX ADVICE GIVEN.

Karen Johnson Davidson County
Batch# 657004 DEEDQC
06/15/2021 12:55:11 PM 2 pgs
Fees: $12.00 Taxes: $0.00



20210615-0080643

Map & Parcel No.: 05414009900

QUITCLAIM DEED

PURSUANT TO AND IN CONSIDERATION OF the terms of a Final Decree of Divorce entered in the Fourth Circuit Court for Davidson County, Tennessee at Nashville, in the case of *Susan Lorette Geyer v. Richard Lee Geyer*, Docket No. 20D-1250, I, **SUSAN LORETTE GEYER**, have this day bargained and sold and by these presents do hereby quitclaim and convey unto **RICHARD L. GEYER**, his heirs, successors and assigns, forever, all of my right, title, and interest in and to the following tract or parcel of land, situated and lying in Davidson County, Tennessee, and being bound and described as follows, to-wit:

> Land located in DAVIDSON County, Tennessee, and being known and designated as all Lot No. 298 on the Plan of Brandywine Farms, Section 17, as shown on the plat of the same of record in Book 4860, Page 70, Register's Office for Davidson County, Tennessee, to which plat specific reference is hereby made for a more particular description of said property.
>
> Said Lot No. 298, fronts 141.5 feet on the northerly side of Cherry Branch Lane and extends back 383.2 feet on the westerly line and 374.5 feet on the easterly line to a line in the rear on which it measures 88.9 feet.
>
> Being the same property conveyed to RICHARD L. GEYER and wife, SUSAN LORETTE GEYER by Warranty Deed from DIANE D. REEVES and husband, TERRY C. REEVES, dated July 12, 1988, and of record in Book 7599, Page 126, Register's Office for DAVIDSON County, Tennessee.
>
> This is **IMPROVED** property known as: **113 CHERRY BRANCH LANE, OLD HICKORY, TN 37138**.

THIS CONVEYANCE is made subject to any and all encumbrances, restrictions, easements, rights-of-way, roadways, zoning and other matters as may affect the property.

WITNESS MY SIGNATURE hereto this 11th day of June, 2021.

SUSAN LORETTE GEYER

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, **SUSAN LORETTE GEYER**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 11th day of June, 2021.

NOTARY PUBLIC

My commission expires: MATTHEW H. RYAN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY MY COMM. EXP. 6-18-2022

****

This transfer is exempt from transfer privilege taxes pursuant to T. C. A. §67-4-409(3) E as implementing a Final Decree between divorcing parties.

AFFIANT

Sworn to and subscribed to before me this the 7th day of June, 2021.

NOTARY PUBLIC

My commission expires: MATTHEW H. RYAN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY MY COMM. EXP. 6-18-2022