Karen Johnson Davidson County
Batch# 657622 DEEDQC
06/16/2021 09:04:53 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210616-0080978

*This Instrument Prepared By:*
*Neil Barnes, Esq.*
*Baker Law Group, PLLC*
*P.O. Box 250, Charlotte, TN 37036*
*Prepared from information received from Grantor*
*No title search requested or performed.*

**QUITCLAIM DEED**

FOR AND IN CONSIDERATION of One Dollar ($1.00) and other good and valuable considerations, receipt of which is hereby acknowledged, I, **ROY E. BEELER**, the widower of Jean E. Beeler, by these presents do hereby quitclaim and convey unto, **BRANDI MARTIN BEDWELL**, my undivided interest in the following described tract of land together with any improvements thereon to wit: Lying and being in Davidson County, State of Tennessee, and being more particularly described as follows:

A certain tract or parcel of land situated in the 14th Civil District of Davidson County, Tennessee, described as follows, to-wit:

Beginning at an iron pin in the North edge of the Old Clarksville Road, a corner to Ernest Hill, and continuing as follows: South 75° 51' East 73.04 feet to an iron pin in the edge of said road; thence North 14° 56' East 108.53 feet to an iron pin; thence South 73° 14' East 5.24 feet to a utility pole; thence North 17° 29' East 60.76 feet to an iron pin in the line of Glen Short; thence, with Short's line North 57° 19' West 49.12 feet to a post, a corner to Glenn Short in Hill's line; thence, with Hill's line South 25° 24' West 188.16 feet to the beginning, containing 0.24 acres as surveyed by H-K & Associates, dated December 8, 1975.

Being the same property conveyed to Roy E. Beeler and wife, Jean E. Beeler by deed from William K. Sandy and wife, Carroll Ann Sandy, dated June 29, 1979, and of record in Book 7880, Page 770, in the Register's Office of Davidson County, Tennessee.

This property description was taken from the last deed of record. Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

This improved property is located at 6548 Old Clarksville Pike, Joelton, TN 37080.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 10th day of June, 2021.

Roy E Beeler

ROY E. BEELER

STATE OF TENNESSEE)
COUNTY OF DICKSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Roy E. Beeler with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Charlotte, Tennessee, on this 10th day of June, 2021.

NOTARY PUBLIC

NEIL E BARNES
STATE OF TENNESSEE NOTARY PUBLIC
DICKSON COUNTY

My Commission Expires: 8-27-22

STATE OF TENNESSEE)
COUNTY OF DICKSON)

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

AFFIANT

Subscribed and sworn to before me this 10th day of June, 2021.

NOTARY PUBLIC

NEIL E BARNES
STATE OF TENNESSEE NOTARY PUBLIC
DICKSON COUNTY

My Commission Expires: 8-27-22

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NEW OWNER AND
SEND TAX BILLS TO:
Brandi Martin Bedwell
6212 Robertson Ave
Nashville, TN 37209

Map: 014
Parcel: 145.00