Karen Johnson Davidson County
Batch# 662270 DEEDQC
06/22/2021 02:54:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20210622-0084333

THIS INSTRUMENT PREPARED BY: **WESLEY D. TURNER** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 150 Third Avenue South, Suite 1700 Nashville, Tennessee 37201 (615) 244-4994	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $0.00. Affiant Subscribed and sworn to before me, this 21st day of June, 2021. Notary Public My commission expires:

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Number:
Ryan Patterson Davis and Lonnie Keith Yount 1909 Russell Street Nashville, TN 37206	NEW OWNER	104-05-0-012

QUITCLAIM DEED

KNOW ALL PERSONS by these presents that **L. KEITH YOUNT, married,** ("Grantor"), for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, hereby releases, remises, quitclaims and gives unto **RYAN PATTERSON DAVIS AND SPOUSE, LONNIE KEITH YOUNT,** all right, title and interest of the Grantor in and to a certain tract or parcel of land in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, Tennessee, being the northerly 48 feet of Lot No. 67, as shown on the map entitled Subdivision of a part of West Grove Subdivision, of record in Book 421, page 87, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate property description.

Said part of Lot No. 67 fronts 48 feet on the westerly margin of 39th Avenue North and extends back between parallel lines, 100 feet to an alley.

Being the same property conveyed to L. KEITH YOUNT, UNMARRIED, by deed from DENNIS R. ROTH AND WIFE, TAMMY M. ROTH, dated November 22, 2004, of record at Instrument No. 20041130-0142511, Register's Office for Davidson County, Tennessee. The said L. KEITH YOUNT having since married.

The legal description is the same as in the previous deed of record.

This is unimproved property known as **109 39th Avenue North, Nashville, TN 37209**.

The subject property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 21st day of June, 2021.

L. KEITH YOUNT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposed therein contained.

WITNESS my hand, at office, this 21st day of June, 2021.

WESLEY D. TURNER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires MAY 2, 2022

Notary Public

My Commission Expires:

True Copy Certification

I, Wesley D. Turner, 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 law.

Signature

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a notary public for this county and state, Wesley D. Turner, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 9/7/2021

Notary's Seal



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