Karen Johnson Davidson County
Batch# 689238 DEEDQC
08/03/2021 09:41:11 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210803-0104030

THIS INSTRUMENT PREPARED BY:
JOHN T. COOK, ESQ.
2927 Berry Hill Drive
Nashville, Tennessee 37204

Box 14

ADDRESS NEW OWNER AS FOLLOWS:
James R. Carbine
4040 Franklin Pike
Nashville, TN 37204

SEND TAX BILLS TO:
New Owner

MAP-PARCEL NOS.
132-03-002

QUITCLAIM DEED

For and in consideration of the sum of One ($1.00) Dollar, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned DEWANDA H. CARBINE, unmarried, hereinafter called the Grantor, by these presents does transfer and quitclaim unto JAMES R. CARBINE, unmarried, hereinafter called the Grantee, his heirs and assigns, all of Grantor's interest in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to-wit:

LAND in Davidson County, Tennessee being Lot No. 1 on the Plan of Mrs. W. G. Kennon's Subdivision of part of the 36.3 acre tract of John Thompson Estate, of record in Book 1130, Page 6, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Dewanda H. Carbine by deed from James R. Carbine of record as Instrument No. 20041028-0129775, Register's Office for Davidson County, Tennessee.

This conveyance is subject to such restrictions, encumbrances and easements as may appear of record.

This Quitclaim Deed has been executed and delivered in accordance with the provisions of the Final Decree of Divorce entered in the Circuit Court for Davidson County, Tennessee under Case No. 15D1946. All financial settlements, arrangements and obligations required or specified to be paid to the Grantor pursuant to said Final Decree of Divorce have been paid or otherwise satisfied in full.

IN WITNESS WHEREOF, this instrument has been executed this 30th day of July, 2021.

Dewanda H. Carbine
Dewanda H. Carbine

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally before me, the undersigned, a Notary Public in and for the State and County set forth above, appeared Dewanda H. Carbine, with whom I am personally acquainted (or proved to me upon satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 30 day of July, 2021.

JOHN T. COOK STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Notary Public
My Commission Expires: 12/14/24

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $-0-. This transfer is a deed which constitutes an adjustment of property rights between divorcing parties and is therefore not subject to recording tax as provided in Tennessee Code Annotated Section 67-4-409(a)(3)(E).

Affiant

Subscribed and sworn to before me this 30th day of July, 2021.

Notary Public
My commission expires: 5.15.2023

SUSANNE A WALTERS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY