Karen Johnson Davidson County
Batch# 693826 DEEDQC
08/10/2021 10:35:28 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210810-0107527

This instrument prepared by:
Mark W. Honeycutt II
Honeycutt Rich, PLLC
20 Music Circle East
Nashville, Tennessee 37203

QUITCLAIM DEED

Name & Address of New Owner:
Velvet Coleman, unmarried and
Ronald Cook, unmarried
1140 White Mountain Ln.
Antioch, TN 37013

Send Tax Bills To:
Velvet Coleman, et al
1140 White Mountain Ln.
Antioch, TN 37013

Map/Parcel ID:
081 15 0 571.00

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration of this transfer is $0.00.

Ronald E. Cook
Affiant

SUBSCRIBED AND SWORN to before me this 10th day of August, 2021.

Notary Public

My commission expires: 09/07/2021

FOR AND IN CONSIDERATION of the sum of zero dollars ($0.00), the receipt of which is acknowledged, and other good and valuable considerations I, Velvet Coleman, unmarried, by these presents do hereby quitclaim and convey unto Ronald Cook, unmarried, of 1140 White Mountain Lane, Antioch, TN 37013, his heirs and assigns, 1/2 of my right, title and interest in certain real property located in Davidson County, Tennessee, more particularly described as:

1st - Being the westerly 12 feet of Lot No. 6 and the easterly 30 feet of Lot No. 7 on the plan of Mrs. Jane E. Gillam's Property, a plan of which is of record in Plan Book 2, page 9, of the Chancery Court at Nashville, Tennessee. Said parts of said lots front together 42 feet on the north side of Jefferson Street and extend back northwardly between parallel lines 194 feet to an alley.

2nd - Being part of Lot No. 7 in Jane Gilliam's Property, a Plan of which is of record in Plan Book 2, page 9, of the Chancery Court at Nashville, Tennessee. Said part of said lot begins on the north side of Jefferson Street 30 feet west of the boundary line between lots

6 and 7 in said plan; thence westwardly along the north margin of Jefferson Street 5 feet to a point; thence northerly in a line parallel with the boundary line between lots 6 and 7 of said plan 194 feet, more or less, to a point in the south margin of an alley; thence eastwardly along the south margin of said alley 5 feet to a point; thence in a straight line southwardly 194 feet, more or less, to the beginning.

INCLUDED in the above-described property but EXCLUDED therefrom is the property conveyed to the State of Tennessee by deed from Annie Coleman Caldwell of record in Book 4153, page 195, said Register's office.

Being the same property conveyed to Velvet Coleman by deed from Michael E. Hampton of record in Book 6587, page 669, Register's Office for Davidson County, Tennessee.

Also known as the improved property at commonly known as 1810 Jefferson Street, Nashville, TN 37208, and described in the instrument(s) of record as legal reference number 00006587-0000669, Register's Office for Davidson County, Tennessee.

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

By: Velvet Coleman
Velvet Coleman

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public having authority within the State and County aforesaid, Velvet Coleman, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who is authorized by to execute this instrument.

WITNESS my hand, at office, this 6th day of August, 2021.

BEVERLY M. HOBBS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 9-7-2021

Beverly M. Hobbs
Notary Public

My commission expires: 09/07/2021