Karen Johnson Davidson County
Batch# 696370 DEEDQC
08/12/2021 02:06:22 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20210812-0109001

Prepared by:
Jennifer L. Pennell, Attorney
PO Box 868
Dickson, TN 37056

VANESSA FENTRESS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES 07/07/2025

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater, for this transfer is $0.00

Keyonna Palmer
Affiant
Subscribed and sworn to before me, this 11th **day of** August **2021.**
Vanessa Fentress
Notary Public
My commission expires: 7/7/2025

Address of New Owner:	Send Tax Bills to:	Tax Information:
Benjamin Harvell 800 Reeves Rd Antioch, TN 37013	New Owner	Map-Parcel number: 14816002200

QUITCLAIM DEED

For a consideration, the receipt and sufficiency whereof is hereby acknowledged, **Keyonna Palmer, a single person,** hereinafter called Grantor, has conveyed and quitclaimed and does hereby transfer unto **Benjamin Harvell,** hereinafter called Grantee, all his/her right, title and interest in and to the following tract or parcel of land in the Davidson County, Tennessee, described as follows, to-wit:

Being Lot No. 225 on the Plan of Debra Heights, Section II, as of record in Book 3700, Page 39, Register's Office for said County.

Beginning on the northerly margin of Reeves Road, at the corner of Lots Nos. 225 and 226; thence east with said Road, 91 feet to a monument; thence around a curve in a northerly direction 39.27 feet to a monument in the westerly margin of Irma Drive; thence in a northwesterly direction with said Drive, 99.28 feet to the corner of Lots Nos. 224 and 225; thence southwesterly with the line of said lots, 111.92 feet to a corner of Lots No. 225 and 226; thence south along the line of said lots, 90 feet to the beginning.

This conveyance is made subject to restrictions recorded in Book 3949, Page 404; and to the easements and limitations shown on the Map of record in Book 3700, Page 39, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Keyonna Palmer by Quit Claim Deed dated October 14, 2015 from Richard W. Owen, of record in Instrument No. 20151016-0105710, in the Office of the Davidson County Register of Deeds.

This is improved property known as 800 Reeves Rd, Antioch, TN 37013.

This conveyance is made subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

Witness our hands this 11th day of August 2021.

Grantor

Keyonna Palmer
KEYONNA PALMER

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Keyonna Palmer, the Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal at Nashville this 11th day of August, 2021.

VANESSA FENTRESS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES 07/07/2025

(Notary seal)

Vanessa Fentress
Notary Public
My Commission Expires: 7/7/2025

THIS INSTRUMENT WAS PREPARED USING INFORMATION PROVIDED BY THE PARTIES. PREPARER OF THIS INSTRUMENT MAKES NO REPRESENTATIONS WITH REGARD TO THE TITLE OF THE SUBJECT PROPERTY, THE ACCURACY OF THE INFORMATION RECEIVED OR THE VALIDITY OF ANY PLAT OR SURVEY REFERENCED.