Karen Johnson Davidson County
Batch# 736430 DEEDQC
10/14/2021 01:04:09 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20211014-0138293

QUITCLAIM DEED

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

KNOW ALL PERSONS BY THESE PRESENTS, That Pat F. McLaughlin, being one and the same Pat. F. McLaughlin who was one of the two Grantees named in the Warranty Deed recorded at Deed Book 7185 Page 403 in the Register's Office of Davidson County, Tennessee (the other being Janet McLaughlin, daughter of Pat F. McLaughlin), departed this life on July 1, 2001, her estate being probated in Marshall County, Alabama, Probate Case No. 2001-315; Pat F. McLaughlin had, in addition to her daughter Janet McLaughlin, four sons, Francis Joseph McLaughlin, John Michael McLaughlin, James Thomas McLaughlin, and Jeffrey Rex McLaughlin, the four of whom are all GRANTORS herein, in consideration of the sum of Ten and no/100 Dollars ($10.00) to her in hand paid, and other good and valuable consideration, including love and affection, by Janet McLaughlin, a single woman, GRANTEE, the receipt whereof is hereby acknowledged, GRANTORS do hereby remise, release, grant, sell, quitclaim and convey to the said GRANTEE, all of their right, title, interest, and claim in or to that certain real estate to wit:

Being Lot No. 31 on the plan of Yearwood Subdivision, of record in Plat Book 1424, page 48, Register's Office for said County.

Said Lot No. 31 fronts 75 feet on the southerly side of Graybar Lane and extends back 149 feet on the easterly line and 177.9 feet on the westerly line to a dead line on the rear on which it measures 80 feet.

New owner
Janet Mclaughlin
954 Graybar Lane
Nashville, TN 37204

Send tax bills to:
Janet Mclaughlin
954 Graybar Lane
Nashville, TN 37204

Map - parcel numbers
118 13 85
Field Book
16 DA 04085

Being the same property conveyed to Janet and Pat F. McLaughlin by deed of record in Book 7185, Page 403, Register's Office of Davidson Couty.

~~**TO HAVE AND TO HOLD** to the said GRANTEE, her heirs and assigns forever.~~

IN WITNESS WHEREOF, the said **GRANTORS** have given under their hands and seals this the 28 day of September, 2021.

Francis Joseph McLaughlin

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

VERIFICATION

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Francis Joseph McLaughlin, whose name is signed to the foregoing instrument, and who is known to me (or proved to me on the basis of satisfactory evidence), acknowledged before me on this day that, being informed of the contents of said instrument, he executed the same voluntarily on the date as shown.

Given under my hand and official seal, this the 28 day of Sept 2021.

EARNEST ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires July 5, 2022

NOTARY PUBLIC
My Commission Expires July 5 2022

John Michael McLaughlin

John Michael McLaughlin

STATE OF SOUTH DAKOTA)
)
COUNTY OF Minnehaha)

VERIFICATION

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that John Michael McLaughlin, whose name is signed to the foregoing instrument, and who is known to me (or proved to me on the basis of satisfactory evidence), acknowledged before me on this day that, being informed of the contents of said instrument, he executed the same voluntarily on the date as shown.

Given under my hand and official seal, this the 27th day of September 2021.

NOTARY PUBLIC
My Commission Expires 11/19/21

DENNIS CROMWELL
SEAL NOTARY PUBLIC SOUTH DAKOTA SEAL

Jeffrey Rex McLaughlin

STATE OF ALABAMA)
)
COUNTY OF MARSHALL)

VERIFICATION

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Jeffrey Rex McLaughlin, whose name is signed to the foregoing instrument, and who is known to me (or proved to me on the basis of satisfactory evidence), acknowledged before me on this day that, being informed of the contents of said instrument, he executed the same voluntarily on the date as shown.

Given under my hand and official seal, this the 27th day of September 2021.

NOTARY PUBLIC
My Commission Expires 6/29/22

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that the actual consideration for this transfer is $10.00 and love and affection and the value of the property transferred, per the revenue commissioner, is _____.

Affiant

Sworn to and subscribed before me this _____ d

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
_____, **Affiant**
Subscribed and sworn before me this the
14 **Day of** Oct, 2021.
D. Hayes, **Deputy Register**

This instrument was prepared by:
Mr. Jeffrey McLaughlin
McLAUGHLIN & EDMONDSON, LLC
321 Blount Avenue
Guntersville, Alabama 35976
(256) 582-2520

BY PREPARING THIS DEED THE SCRIVENER DOES NOT EXPRESSLY OR BY IMPLICATION GIVE ANY INDICATION AS TO THE STATUS OF THE TITLE OR THE PROPERTY HEREIN CONVEYED.

James Thomas McLaughlin

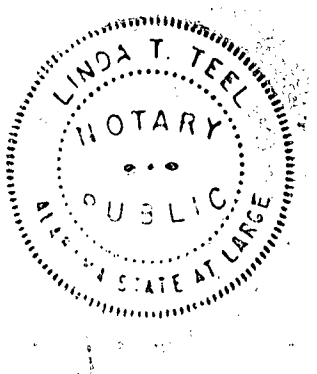
STATE OF ALABAMA)

) **VERIFICATION**

COUNTY OF MONTGOMERY)

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that James Thomas McLaughlin, whose name is signed to the foregoing instrument, and who is known to me (or proved to me on the basis of satisfactory evidence), acknowledged before me on this day that, being informed of the contents of said instrument, he executed the same voluntarily on the date as shown.

Given under my hand and official seal, this the 29th day of September 2021.



Linda Thornton Teel

NOTARY PUBLIC
My Commission Expires 9/20/2023.