aren Johnson Davidson County
Batch# 758411 DEEDQC
11/19/2021 10:39:15 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20211119-0154121

Box 14

X-0471

QUITCLAIM DEED

SHERRI D. HOLLARS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

State of Tennessee
County of Davidson

The actual consideration for this transfer is $ -0-.

Kathy Goodson
Affiant

Subscribed and sworn to before me, this the 17th day of November, 2021.

Notary Public

My commission expires: 8/6/2023
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive , Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Benjamin L. Davis	**"New Owner"**	**072-09-0-398.00**
1013 Carolyn Avenue		
Nashville, TN 37216		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND CTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Laura Anne Prosser, a married woman

HEREINAFTER CALLED THE GRANTORS, HAVE QUITCLAIMED, AND BY THESE PRESENTS DO HEREBY CONVEY UNTO

Benjamin L. Davis, an unmarried man

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN AND TO 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. 54 on the Plan of Irvington of record in Plat Book 843, Page 60, said Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of the property.

Being the same property conveyed to Benjamin L. Davis , an unmarried man and Laura Ann Prosser, a married woman, as tenants in common with the rights of survivorship by Deed dated December 6, 2016, from K & D Werks, LLC, a Tennessee limited liability company of record in Instrument No. 20170221-0017132, said Register's Office for Davidson County, Tennessee.

NO BOUNDARY SURVEY WAS MADE AT THE TIME OF THIS CONVEYANCE, WITH THE LEGAL DESCRIPTION BEING THE SAME AS THE PREVIOUS DEEDS OF RECORD.

THIS INSTRUMENT HAS BEEN PREPARED BY THE FIRM OF ATTORNEYS TITLE COMPANY, INC., BASED UPON VERBAL INFORMATION AND DIRECTIONS FROM THE RESPECTIVE PARTIES. THE PARTIES ACKNOWLEDGE AND UNDERSTAND THAT SAID COMPANY HAS RELIED ON INFORMATION PROVIDED TO IT AND DOES NOT REPRESENT THE ACCURACY THEREOF.

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

The property conveyed herein is not the place of residence of Laura Anne Prosser, and her spouse.

This is improved property known 1013 Carolyn Avenue, Nashville, TN 37216.

Witness my/our hands this 17 **day of November, 2021.**

Laura Anne Prosser

Laura Anne Prosser

STATE OF LOUISIANA)
PARISH OF East Baton Rouge **)**

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Laura Anne Prosser,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Baton Rouge, Louisiana, this 17th day **November, 2021.**
(City)

Charles Simon McCowan IV

Notary Public

My Commission Expires: My commission is for life.

CHARLES S. McCOWAN, IV
LA BAR ROLL #38048
NOTARY PUBLIC, STATE OF LOUISIANA
MY COMMISSION IS FOR LIFE