**REGISTER'S USE ONLY:**

Karen Johnson Davidson County
Batch# 768482 DEEDQC
12/06/2021 01:39:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20211206-0161402

**OATH:** I, the undersigned affiant, do hereby swear or affirm that the actual consideration for transfer or the value of the property being transferred, whichever is greater, is $0.00.

X _____
AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THE UNDERSIGNED THIS 1st DAY OF December 2021.

STATE OF TENNESSEE NOTARY PUBLIC SEAL MAURY COUNTY My Commission Expires 02-25-2023

_____
NOTARY PUBLIC
COMMISSION EXPIRES:

**THIS INSTRUMENT PREPARED BY:**
Foundation Title & Escrow
Commercial Services
277 Mallory Station Rd., Suite 102
Franklin, TN 37067

**SEND TAX BILLS TO:**
Gregory S. Pohl
1505 Dresden Circle
Nashville, TN 37215

**NEW OWNER:**
Gregory S. Pohl
1505 Dresden Circle
Nashville, TN 37215

# QUIT CLAIM DEED

**THE PREPARER OF THIS INSTRUMENT MAKES NO REPRESENTATIONS OR CERTIFICATIONS AS TO THE CONDITION OF TITLE TO THE ABOVE-DESCRIBED PROPERTY AND HAS PREPARED THIS INSTRUMENT BASED SOLELY UPON INFORMATION PROVIDED BY THE PARTIES. FURTHER THE PREPARER OF THIS INSTRUMENT HAS NOT ACTED AS "SETTLEMENT AGENT" IN THIS TRANSACTION AS THAT TERM IS DEFINED BY THE INTERNAL REVENUE CODE AS MOST RECENTLY AMENDED.**

This indenture is made and entered into this 1st day of December, 2021 between DANIEL S. BRAY (hereinafter referred to as "GRANTOR") and GREGORY S. POHL (hereinafter referred to as "GRANTEE").

For and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, cash in hand paid, Grantor does by these presents, sell, release, remise and quitclaim unto Grantee, all of Grantor's right, title and interests, marital or otherwise, in and to the following described tract or parcel of real property:

LAND in Davidson County, Tennessee and being the south 20 feet of Lot No. 3 and the north 20 feet of Lot No. 4, Block 17, on the plan that certain block of the Yarbrough Subdivision of Woodland as shown on plat of record Book 161, Page 87, in the 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 Allison B. Norton, unmarried, by Warranty Deed from H. K. Reynolds aka Harold Kenneth Reynolds, married, dated March 7, 2005 and filed March 11, 2005 of record in Instrument No. 20050311-0026994, in the Register's Office for Davidson County, Tennessee.

Further BEING the same property conveyed to Daniel S. Bray and Gregory S. Pohl by Warranty Deed from Allison B. Norton, unmarried, dated June 90, 2020 and filed June 17, 2020 of record in Instrument No. 20200617-0063056, in the Register's Office for Davidson County, Tennessee.

TAX PARCEL # 105 10 0 334.00

The real property conveyed hereby is ☑ improved ☐ unimproved with a property address of: 2012 White Avenue, Nashville, TN 37204.

In the event of a discrepancy between the property address, tax parcel number and the legal description, the legal description shall control.

The above-described property is the same property contained in the prior deed and no new survey is available.

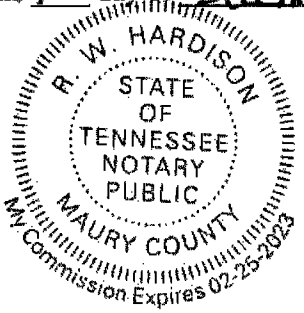
In Witness Whereof, Grantor has set its hand(s) the date first above-written.

DANIEL S. BRAY

STATE OF TENNESSEE )
)
COUNTY OF Williamson )

Before me, the undersigned authority, a Notary Public in and for the aforesaid state and county, personally appeared DANIEL S. BRAY, to me known to be the person(s) described therein (or who proved to me to be the same on a satisfactory basis) and who acknowledged that the foregoing instrument was executed for the purposes therein contained. Witness my hand and seal at office in the aforesaid state and county this 1st day of December, 2021.

*SEAL*




NOTARY PUBLIC
COMMISSION EXPIRES: _____

Certificate of Authenticity

I, Christie Daniels, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on December 1, 2021.

Date

Christie Daniels

Affiant Signature

December 2, 2021

Date

State of Tennessee

County of Rutherford

Sworn to and subscribed before me this 2 day of December, 2021.

Notary's Signature

My Commission Expires: 7/2/2022

Date

Notary's Seal (if on paper)

CHRISTIE PERRY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY