STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Karen Johnson Davidson County
Batch# 768665 DEEDQC
12/07/2021 08:27:22 AM 4 pgs
Fees: $22.00 Taxes: $0.00

20211207-0161687

The actual consideration for this transfer is $ 0 .

Janet J Carney
AFFIANT

This instrument was prepared
Upon information furnished by the
Parties by:
Howard M. Skipworth #012469
Attorney at Law
6408 Clarksville Pike
P.O. Box 489
Joelton, Tennessee 37080
Telephone: (615) 876-2550
E-mail: hmskiplaw@comcast.net

Subscribed and sworn to before me
This 3rd day of
December, 2021

Howard M. Skipworth
NOTARY PUBLIC

HOWARD M. SKIPWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 10-2-2023

My commission expires:

ADDRESS NEW OWNER AS FOLLOWS:
Gene Gordon Carney, and
Wife, Janet Johnson Carney
4420 Stenberg Road
Whites Creek, TN 37189

SEND TAX BILLS TO:
Gene Gordon Carney, and
Wife, Janet Johnson Carney
4420 Stenberg Road
Whites Creek, TN 37189

MAP-PARCEL NUMBERS

PARCEL ID: 03900032400

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I, Gene Gordon Carney, for and in consideration of the sum of one and no/100 dollars ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold and do hereby remise, release and forever quitclaim unto my wife, Janet Johnson Carney, her heirs, successors and assigns, such of my right, title and interest in and to a certain parcel of land in Davidson County, Tennessee, as will create a tenancy by the entirety in and to said parcel of land, which is described as follows:

See attached Exhibit "A" for description

Being the same property described in Instrument No.: 20100415-0028563 and 20100415-0028564, Register's Office of Davidson County, Tennessee.

This is improved property known as: 4420 Stenberg Road, Whites Creek, Tennessee 37189.

This conveyance is made pursuant to the provisions of Section 66-1-109, Tenn. Code Ann., and for the express purpose of creating a tenancy by the entirety in and to the herein described property in the said Gene Gordon Carney, and wife, Janet Johnson Carney, so that the entire property, upon the death of either, will go to the other.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions, and encumbrances as may affect the premises.

WITNESS my hand this 3rd day of December, 2021.

Gene Gordon Carney, Grantor, Grantee

Janet Johnson Carney, Grantee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Gene Gordon Carney and Janet Johnson Carney, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Joelton, Tennessee, this 3rd day of December, 2021.

NOTARY PUBLIC

My commission expires:

HOWARD M. SKIPWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 10-2-2023

NOTE TO REGISTER:
Upon recording, please return the recorded instrument to
Howard Skipworth
Attorney at Law
P.O. Box 489
6408 Clarksville Pike
Joelton, TN 37080
Tel: 615-876-2550

EXHIBIT "A"

Being a tract of land in the 1st Council District of Davidson County, Tennessee, and a portion of that property conveyed to Rex Bracy, Etux in DB 11348, PG 62 RODCT more accurately described according to a survey dated 8/06/09 by Tommy E. Walker, R.L.S. #1465 as follows:

Beginning at an iron pin in the northerly margin of Stenberg Road, said pin being the most southerly Southwest corner of the herein described tract and a common corner to Herbert F. Stenberg, Etux (DB 1638, PG 153 RODCT); Thence now leaving said margin with the easterly line of said Stenberg N 30°08'40" W, 321.59', crossing Carney Creek, to a point in the center of a small creek or drain; Thence with the center of said drain for the next 13 (thirteen) calls as follows:

1) N 13°16' 21" W, 144.06'
2) N 26°53' 25" W, 79.85'
3) N 17°35' 48" W, 116.44'
4) N 24°02' 06" W, 193.27'
5) N 22°50' 38" W, 97.27'
6) N 46°13' 59" W, 50.04'
7) N 42°40' 25" W, 59.93'
8) N 35°40' 42" W, 114.13'
9) N 64°20' 48" W, 280.84'
10) N 77°44' 37" W, 127.52'
11) N 69°42' 30" W, 131.29'
12) N 80°49' 56" W, 190.43'
13) N 74°48' 16" W, 191.11'

to a point, said point being the most westerly southwesterly corner of the herein described tract and being a common corner to Ewin A. Albert (DB 7259, Pg 857 RODCT; Thence now leaving said drain, passing an iron witness pin on the northerly creek bank, N 03° 17' 08" W, 1147.61' to an iron pipe; Thence now with a new line S 89°34' 18" E, 571.76' to an iron pin; Thence S 71°36' 59" E, 222.71' to an iron pin; Thence S 13°53'39" E, 1188.60' to a 14' Hickory in a low gap on the southwesterly side of a logging road; Thence S 52°26'02" E, 550.30 to an iron pin on the southwesterly side of a said logging road; Thence S 07°13'38" E, 249.86' to an iron pin on the southwesterly side of a said logging road; Thence S 40°57'36" E, 103.55' to an iron pin on the southwesterly side of a said logging road; Thence S 71°35'50" E, 179.79' to an iron pin on the southerly side of a said logging road; Thence S 89°19'15" E, 175.33' to an iron pin on the southwesterly side of a said logging road; Thence N 75°05'58" E, 109.72' to an iron pin on the southwesterly side of a said logging road; Thence S 14° 19'03" E, 367.92' to an iron pin on the north side of a power pole and in said margin of Stenberg Road; Thence with the same for the next 5 (five) calls as follows:

1) S 70°12'37" W, 263.97'
2) S 74°31'07" W, 156.55'
3) S 79°57'47" W, 170.50'
4) S 79°04'11" W, 59.94'
5) S 80°40'33" W, 57.14'

to the point of beginning containing 39.459 acres more or less.

INCLUDED BUT EXCLUDED from the hereinabove described property is a parcel of land described as follows:

Page 2 (two) Gene Gordon Carney
Property-4420 Stenberg Road

Beginning at an iron pin on the north side of a power pole in the northerly margin of Stenberg Road, said pin being in the most southerly southeast corner of the herein described tract and a common corner to Rex Bracy, Etux (DB 11348, PG 62, RODCT); thence now leaving said margin of Stenberg Road S 70°12′37″ E, 236.97′: thence with the same for the next two (2) calls as follows:

1.) N 74°31′07″ W, 156.55′
2.) N 79°57′47″ W, 170.50′

to a point, said point now leaving said margin with the easterly line of Stenberg Road S 14° 79′03″ W, 524.99′, crossing Carney Creek to a point being the most northwesterly corner of the herein described tract; thence N 75°40′57″ W to an iron pin on the southwesterly side of a logging road, said pin being the most northerly corner of the herein described tract; thence S 71°35′50″ W, 179.99′ to an iron pin on the southwesterly side of said logging road; thence S 89°79′15″ W, 175.33′ to an iron pin on the southwesterly side of said logging road; thence S 75°05′58″ E, 109.72′ to an iron pin on the southwesterly side of said logging road, said pin being the most northeasterly corner of herein described tract; thence S 14°79′03″ W, 367.92′ to the point of beginning containing 5.152 acres more or less.

Being the property described in Instrument No.: 202101190007638, Register's Office for Davidson County, Tennessee