Karen Johnson Davidson County
Batch# 773095 DEEDQC
12/13/2021 01:03:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20211213-0164733

THIS INSTRUMENT PREPARED BY:
National Signing Services, Inc.
18167 US Highway 19 North, Floor 3
Clearwater, Florida 33764

QUIT CLAIM DEED

Return To:
Vantage Point Title, Inc.
18167 U.S. Highway 19 N. Floor 3
Clearwater, FL 33764

New Owner(S) Address &
Mail Tax Statements To:
Murphy A. Ford
1300 Kenwood Drive
Nashville, TN 37216

Property Tax ID#: 061-12-0-036.00
File #: TN805823

For and in consideration of ZERO and 00/100 Dollars ($0.00) and NO other good or valuable consideration, We, **MURPHY A. FORD F/K/A MURPHY A. COOK FORD, AN UNMARRIED WOMAN**, as Grantor, hereby convey all rights, titles and interests that I may have in to **MURPHY A. FORD, AN UNMARRIED WOMAN**, as Grantee, to the following described real property located in Davidson County, Tennessee, to wit:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT A

Parcel ID: 061-12-0-036.00

Property Address: 1300 Kenwood Drive, Nashville, TN 37216

Exempt Pursuant to T.C.A. Code 67-4-409(a4).

Witness our hands this the 8 day of October, 2021.

Murphy A. Ford
MURPHY A. FORD
F/K/A MURPHY A. COOK FORD

STATE OF Tennessee }
COUNTY OF Davidson }

Personally, appeared before me, the undersigned Notary Public in and for said County and State, the within, MURPHY A. FORD F/K/A MURPHY A. COOK FORD, the Grantor, with whom I am personally acquainted (or who has proven to me on the basis of satisfactory evidence), and who has acknowledged and executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 8 day of Oct., 2021.

Sheila D Ewing-Agnew
Notary Public
My Commission expires: 3.25.2025

SHEILA D EWING-AGNEW
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

I hereby swear or affirm that to the best of my knowledge, information and belief that actual consideration for the transfer is $0.00.

Murphy A. Ford
MURPHY A. FORD
F/K/A MURPHY A. COOK FORD

SHEILA D EWING-AGNEW
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Subscribed and sworn to before me this the 8 day of Oct., 2021.

Sheila D Ewing-Agnew
Notary
My Commission expires: 3.25.2025

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantors/Grantees and /or their agents; no boundary survey was made at the time of this conveyance.

EXHIBIT “A”

The land hereinafter referred to is situated in the City of Nashville, County of Davidson, State of TN, and is described as follows:

Being parts of Lots Nos. 11 and 12 of Block "G" on the Map of Jackson Park, Section No. 2, of record in Book 843, page 21, Register's Office for said County, and described according to a survey made by T.R. Sanford, February 4, 1955, as follows:

Beginning at a point in the south margin of Kenwood Drive at a stake 36 feet west of the corner of Lots Nos. 11 and 12; thence southerly 303.4 feet to an iron pin which is 14 feet 4 inches east of the corner of Lots Nos. 11 and 12; thence westerly 67 feet to an iron pin which is 47 feet 4 inches east of the corner between Lots Nos. 10 and 11; thence northwesterly 329.3 feet to the southerly margin of Eastdale Avenue, said point being 44 feet 6 inches east of the corner of Lots Nos. 10 and 11; thence with the margin of Eastdale Avenue easterly 19 feet 3 inches to a monument, and continuing with the margin of said Avenue easterly, around a curve, 131 feet 6 inches to a monument in the southerly margin of Kenwood Drive; thence with the margin of the same easterly 34 feet 8 inches to a point of beginning.

Being the same property conveyed to Murphy A. Cook Ford, by Final Divore Decree from Jeffrey Buckner Ford, dated 12/19/2014 and recorded 1/22/2015 as Instrument 20150122-0006332, Register's Office for Davidson County, Tennessee.

Commonly Known As: 1300 Kenwood Drive, Nashville, TN 37216
Parcel ID: 061-12-0-036.00

True Copy Certification

I, *Darell Near*, do hereby make oath that I am 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 10/8/2021 *(date of document)*.

Affiant Signature

December 2, 2021
Date

State of Florida

County of Pinellas

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

Notary Signature

My Commission Expires: May 9, 2025

Notary Seal (if on paper)

ASHLEE BERRY
MY COMMISSION # HH 079806
EXPIRES: May 9, 2025
Bonded Thru Notary Public Underwriters