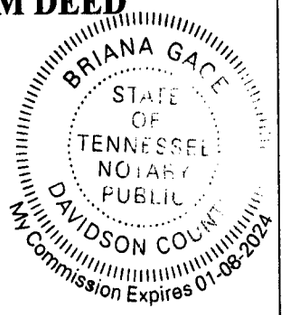
QUITCLAIM DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF November 2021.

Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

Karen Johnson Davidson County
Batch# 775476 DEEDQC
12/16/2021 02:51:26 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20211216-0166669

THIS INSTRUMENT WAS PREPARED BY (and return to):
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
William E. Grones and Gabriel R. Lutz	**Same**	
(NAME)	(NAME)	**02900015900**
3641 Forte Rd		
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37080		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND, PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

WILLIAM E. GRONES, UNMARRIED ("GRANTOR")

HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO

WILLIAM E. GRONES, UNMARRIED AND GABRIEL R. LUTZ, UNMARRIED AS TENANTS IN COMMON WITH RIGHTS OF SURVIVORSHIP ("GRANTEE")

THEIR HEIRS, SUCCESSORS AND ASSIGNS, THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

LAND IN THE 14TH, FORMERLY 24TH, CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE, DESCRIBED ACCORDING TO A SURVEY MADE BY C.J. CARREY, MARCH 23, 1951, DESCRIBED AS FOLLOWS:

BEGINNING AT A 12" SASSAFRAS OR THE WEST SIDE OF THE JOHN FORTE TRACT; RUNNING NORTH 1" 30' EAST 300 FEET TO A STAKE IN THE FIELD, THENCE TURNING NORTH 88" 30' WEST 290.4 FEET TO A STAKE IN THE FIELD WHICH IS THE NORTHWEST CORNER; THENCE SOUTH 1" 30' WEST 300 FEET TO A STAKE IN DUGGER'S NORTH BOUNDARY LINE; THENCE WITH DUGGER'S NORTH BOUNDARY LINE 290.4 FEET TO THE BEGINNING, CONTAINING 2 ACRES, MORE OR LESS.

BEING THE SAME PROPERTY CONVEYED TO WILLIAM E. GRONES BY QUITCLAIM DEED FROM WILLIAM E. GRONES AND BRADLEY C. HANSON OF RECORD IN INSTRUMENT NUMBER 20211216-0166668, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

This is **improved** property known as: **3641 Forte Road, Joelton, TN 37080**

Witness our hands this the 10th day of November, 2021.

William E. Grones

STATE OF Tennessee)
COUNTY OF Davidson)

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

Witness my hand and official seal, this the 9th day of November, 2021.

Briana Gage
Notary Public
My Commission Expires:

