Karen Johnson Davidson County
Batch# 778434 DEEDQC
12/22/2021 11:09:51 AM 9 pgs
Fees: $47.00 Taxes: $0.00
20211222-0169128

This Instrument was prepared by:
J. Blake Freeman, Attorney
323 Emery Drive
Nashville, TN 37214-3113

THIS INSTRUMENT WAS PREPARED SOLELY UPON INFORMATION PROVIDED BY THE PARTIES HERETO. NO WARRANTY OF TITLE, EITHER EXPRESSED OR IMPLIED.

QUITCLAIM DEED

FOR AND IN CONSIDERATION of Ten and 00/100 ($10.00) Dollars and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, **Patricia K. Hager, Hugh Edward Hager, Paula Jo Buller, Larry Daniel Hager, Penny Joy Hager, Ricky Joseph Thibodeaux, Purdence Jacqueline Thidodeaux and Nicholas Jeremiah Thibodeaux, Russell Glen Aguillard, Wanda Jolynn Sherockman and Daniel Joseph Aguillard, Heirs to the Estate of Larry Edward Hager,** have bargained and sold, and by these presents do convey, remise and quitclaim all interest they may possess to **Patricia K. Hager, a widow,** her heirs and assigns, in and to the following real property in Davidson County, Tennessee, to-wit:

See Exhibit "A" attached hereto and made a part hereof.

BEING the same property conveyed to Larry E. Hager by deed from Edward L. Payne and wife, Mary T. Payne, dated February 9, 1981, and recorded on February 11, 1981, in Book 5709, page 728, said Register's Office. Larry E. Hager having died intestate on April 21, 2016. Pursuant to Affidavits of Heirship filed at Instrument No. 20211206-0161094 **and Instrument No.** 20211206-0161095 **, Register's Office for Davidson County, Tennessee, the heirs at law of Larry Edward Hager aka Larry E. Hager are the Grantors of this deed.**

This is unimproved property known as: 0 Dodson Chapel Road, Hermitage, TN 37076.

IN WITNESS WHEREOF, the parties have executed this instrument this 20th day of December, 2021.

Patricia K. Hager
Patricia K. Harger

Hugh E. Hager
Hugh Edward Hager

Paula Jo Buller

Larry Daniel Hager

Penny Joy Hager

Ricky Joseph Thibodeaux

Prudence Jacqueline Thibodeaux

Nicholas Jeremiah Thibodeaux

Russell Glen Aguillard

Wanda Jolynn Sherockman

Daniel Joseph Aguillard

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, PATRICIA K. HAGER, the within named 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 office, this the 20 day of December, 2021.

KIMBRA R. ROUSH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN

Kimbra R. Roush
Notary Public

My Commission Expires:
1/8/24

STATE OF ALABAMA
COUNTY OF Baldwin

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, HUGH EDWARD HAGER, 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 at office, this the 11th day of December, 2021.

Haley R Rogers
Notary Public

My Commission Expires: October 22 2023

HALEY R. ROGERS NOTARY PUBLIC ALABAMA STATE AT LARGE Commission Expires Oct. 22, 2023

STATE OF ALABAMA
COUNTY OF Baldwin

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, PAULA JO BULLER, the within named 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 office, this the 11th day of December 2021.

Haley R Rogers
Notary Public

My Commission Expires: Oct. 22, 2023

HALEY R. ROGERS NOTARY PUBLIC ALABAMA STATE AT LARGE Commission Expires Oct. 22, 2023

STATE OF ALABAMA
COUNTY OF Baldwin

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, WANDA JOLYNN SHEROCKMAN, the within named 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 office, this 11th day of December, 2021.

Haley R Rogers
Notary Public

My Commission Expires: Oct. 22, 2023

HALEY R. ROGERS NOTARY PUBLIC ALABAMA STATE AT LARGE Commission Expires Oct. 22, 2023

STATE OF ALABAMA
COUNTY OF Baldwin

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DANIEL JOSEPH AGUILLARD, 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 at office, this 11th day of December, 2021.

Haley R Rogers
Notary Public

My Commission Expires: Oct. 22, 2023

HALEY R. ROGERS NOTARY PUBLIC ALABAMA STATE AT LARGE Commission Expires Oct. 22, 2023

STATE OF ALABAMA
COUNTY OF Baldwin

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, LARRY DANIEL HAGER, 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 at office, this the 10 day of December, 2021.

Notary Public

My ~~Commission~~ Expires:

Glenda Evans D'Accardi
Notary Public
Alabama State at Large
Commission Expires: May 14, 2022

STATE OF ALABAMA
COUNTY OF Baldwin

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, PENNY JOY HAGER, the within named 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 office, this the 10 day of December, 2021

Notary Public

My Commission Expires:

Glenda Evans D'Accardi
Notary Public
Alabama State at Large
Commission Expires: May 14, 2022

STATE OF LOUISIANA
PARISH OF CALCASIEU

Personally appeared before me, the undersigned, a Notary Public in and for said Parish and State, RICKY JOSEPH THIBODEAUX, 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 at office, this 16 day of December, 2021.

David T Kohrs

My Commission Expires: Notary Public

David T. Kohrs
Notary Public, No. 29944
Commission Expires: At Death

DAVID T. KOHRS - #29944 NOTARY PUBLIC MY COMMISSION IS FOR LIFE CALCASIEU PARISH, LA

DAVID T. KOHRS NOTARY PUBLIC CALCASIEU PARISH, LA

STATE OF LOUISIANA
PARISH OF CALCASIEU

Personally appeared before me, the undersigned, a Notary Public in and for said Parish and State, PRUDENCE JACQUELINE THIBODEAUX, the within named 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.

PJT (PJT)

Witness my hand and official seal at office, this 16 day of December, 2021.

David T Kohrs

My Commission Expires: Notary Public

David T. Kohrs
Notary Public, No. 29944
Commission Expires: At Death

DAVID T. KOHRS - #29944 NOTARY PUBLIC MY COMMISSION IS FOR LIFE CALCASIEU PARISH, LA

DAVID T. KOHRS NOTARY PUBLIC CALCASIEU PARISH, LA

STATE OF LOUISIANA
PARISH OF CALCASIEU

Personally appeared before me, the undersigned, a Notary Public in and for said Parish and State, NICHOLAS JEREMIAH THIBODEAUX, 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 at office, this 16 day of December, 2021.

David T Kohrs
Notary Public

My Commission Expires: Upon Death

DAVID T. KOHRS - NOTARY PUBLIC - #29944 - MY COMMISSION IS FOR LIFE - CALCASIEU PARISH, LA

David T. Kohrs
Notary Public, No. 29944
Commission Expires: At Death

DAVID T. KOHRS NOTARY PUBLIC CALCASIEU PARISH, LA

STATE OF ALABAMA
COUNTY OF Baldwin

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, RUSSELL GLEN AGUILLARD, 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 at office, this 11th day of December, 2021.

Haley R Rogers
Notary Public

My Commission Expires: Oct. 22, 2023

HALEY R. ROGERS NOTARY PUBLIC ALABAMA STATE AT LARGE - Commission Expires Oct. 22, 2023

****

STATE OF TENNESSEE DAVIDSON COUNTY ss:

The consideration or value, whichever is greater, for this transfer is $-0-

Patricia K. Hager
Affiant

Subscribed and sworn to before me this 20th day of December, 2021.

Kimbra R. Roush
Notary Public

My Commission Expires:
1/8/24

KIMBRA R. ROUSH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN

****

NEW OWNER(S)
Patricia K. Hager
304 Old Lebanon Dirt Road
Hermitage, TN 37076

SEND TAX BILL TO:
New Owner(s)

EXHIBIT "A"

LAND in the 4th Civil District of Davidson County, Tennessee, being described according to a survey by Ray G. Cole, dated December 10, 1980, as follows: BEGINNING at a point in the center of the Old Lebanon Dirt Road at the intersection of the center line of said road and the centerline of Stoners Creek; thence with the center of said road, South 73 deg. 24 min. East 185 feet to a point; thence continuing with the center of said road, southeastwardly around a curve having a radius of 93.72 feet and a length of 126.5 feet to a point; thence continuing with the center of said road, South 3 deg. 56 min. West 516.69 feet to a point; thence continuing an abandoned section of said roadway, South 3 deg. 44 min. West 258.31 feet to a point in center of Dry Fork Creek; thence with the center of said Creek and Sara Stanford's northerly line, South 76 deg. 31 min. West 284 feet to a point in the center of Stoner's Creek at the intersection of the center line of the two aforementioned creeks; thence along the center line of Stoner's Creek and with Larry Hager's easterly line for the following calls: North 7 deg. 43 min. East 69 feet, North 4 deg. 27 min. West 250 feet, North 6 deg. 38 min. East 283.80 feet; North 9 deg. 01 min. East 393.76 feet to the point of beginning, contained 5.84 acres, more or less.

BEING the same property conveyed to Larry E. Hager by deed from Edward L. Payne and wife, Mary T. Payne, dated February 9, 1981, and recorded on February 11, 1981, in Book 5709, page 728, Register's Office for Davidson County, Tennessee. The said Larry E. Hager died intestate on April 21, 2016, and pursuant to Affidavits of Heirship filed at Instrument No. 20211206-0161094 and Instrument No. 20211206-0161095, title vests in Patricia K. Hager, Hugh Edward Hager, Paula Jo Buller, Larry Daniel Hager, Penny Joy Hager, Ricky Joseph Thibodeaux, Prudence Jacqueline Thibodeaux, Nicholas Jeremiah Thibodeaux, Russell Glen Aguillard, Wanda Jolynn Sherockman and Daniel Joseph Aguillard as heirs at law of Larry E. Hager.