Karen Johnson Davidson County
Batch# 781705 DEEDQC
12/30/2021 09:14:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20211230-0171592

THIS INSTRUMENT PREPARED BY: **Jeffrey Mobley, atty.** **Howard Mobley Hayes & Gontarek, PLLC** **2319 Crestmoor Road** **Nashville, Tennessee 37215** **(615) 627-4444**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $--NONE-- Affiant Subscribed and sworn to before me, this 16th day of December, 2021. Notary Public My Commission Expires

Address of New Owner:	Send Tax Bills To:	Map-Parcel Numbers
Richard Lee Helms 5523 Wakefield Drive Brentwood, Tennessee 37027	SAME	160 12 0 107.00

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS, that for and in consideration of love and affection, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Cynthia Helms**, hereinafter called the Grantor, for the purpose of vesting fee simple title in the husband of the Grantor in property held as tenants by the entirety by direct conveyance pursuant to T.C.A. § 66-1-110, hereby remises, releases and quitclaims all of the

Grantor's right, title and interest in and to certain real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference to **Richard Lee Helms**, and to his heirs and assigns.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 16th day of December, 2021.

Cynthia Helms

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

WITNESS my hand and seal at office, this 16th day of December, 2021.

JEFFREY MOBLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 11-08-2022

My Commission Expires:

Notary Public

EXHIBIT A

Legal Description

Land in Davidson County, Tennessee, being Lot(s) 8, as shown on the map entitled the Plan of Granberry Heights, Section II, of record in Book 4955, page 2, Register's Office for Williamson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Richard Lee Helms and Cynthia Helms, husband and wife, by deed from William B Garrett and Julie S. Garrett, husband and wife, of record as Instrument No. 20140903-0080308, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to taxes for the current year, any and all zoning regulations, restrictions, setback lines, easements, and encumbrances of record, if any, as may affect the premises.

This is improved property known as 5523 Wakefield Drive, Brentwood, Tennessee 37027.

CERTIFICATE OF AUTHENTICITY

I, Jeffrey Mobley, 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 16, 2021.

12-23-2021
Date

Jeffrey Mobley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 23rd day of December, 2021.

Notary Public

My Commission Expires: _____

Notary's Seal (if on paper)

