Karen Johnson Davidson County
Batch# 782594 DEEDQC
01/03/2022 09:03:16 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220103-0000131

PREPARED BY:
SIDWELL & BARRETT, P.C.
121 First Avenue South, Suite 200
Franklin, TN 37064

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)
The actual consideration is $0.00

Thomas J. Buida
AFFIANT

Subscribed and sworn to before me
this 30th day of December 2021.

Lenda H. Elmlinger
NOTARY PUBLIC
My Commission Expires: 4/3/2022

LENDA H. ELMLINGER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

ADDRESS OF NEW OWNER:
John B. Jones, *et. ux.*
3017 Tiffin Circle
Macon, GA 31204

SEND TAX BILLS TO:
Owner

Map/Parcel 150-9-219
150-11-70

QUITCLAIM DEED

In consideration of $1.00, and other good and valuable consideration, the receipt thereof which is hereby acknowledged, **Thomas J. Buida, Trustee and Norma J. Buida, Trustees of the Thomas J. Buida and Norma J. Buida Living Trust u/a/d May 12, 1995 ("Grantor")** hereby convey all of their right title and interest to the hereinafter described property to **John B. Jones and wife, Helen Jones ("Grantee")**, their heirs successors and assigns. Said property conveyed herein is described as follows:

Tract I - 3026 Mossdale Drive, Antioch, TN

Land in Davidson County, Tennessee being Lot No. 47B on the Zone Lot Division of Lot Nos. 1, 2, 3, 4, 5, 6, 7, 8, 45, 46 and 47 on the Plan of Cherry Hills, Section 11-A, of record in Plat Book 5200, page 700 and Plat Book 6250, page 133 Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Thomas J. Buida Trustee and Norma J. Buida Trustee of the Thomas J. Buida and Norma J. Buida Living Trust u/a/d May 12, 1995 of record in Instrument No. 20180524-0049753 Register's Office for Davidson County, Tennessee.

Tract II - 3324 New Towne Rd., Antioch, TN

Land in Davidson County, Tennessee, being Lot no. 178 on the Plan of Section Two, Town Village of the Country of record in Book 5200, pages 176 and 177 Register's office for

Davidson County, Tennessee to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Thomas J. Buida Trustee and Norma J. Buida Trustee of the Thomas J. Buida and Norma J. Buida Living Trust u/a/d May 12, 1995 (as to a ¾ undivided interest) of record in Instrument No. 20180301-0019246 Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such restrictions, encumbrances, and limitations as may affect the premises. Grantor makes no warranties as to the state of the title to the property but acquit any claim that Grantor has to said property and for that purpose thereof, make this conveyance to Grantee.

Effective the 1st day of January, 2022.

Thomas J. Buida and
Norma J. Buida
Living Trust u/a/d May 12, 1995

Thomas J Buida

By: Thomas J. Buida
Its: Trustee

Norma J Buida

By: Norma J. Buida
Its: Trustee

STATE OF TENNESSEE)
COUNTY OF Williamson **)**

Personally appeared before me, the undersigned, a Notary Public of the state and county aforesaid, the within named Thomas J. Buida and Norma J. Buida with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who proved themselves to be the Trustees of the Thomas J. Buida and Norma J. Buida Living Trust u/a/d May 12, 1995, and who, being authorized to do so, acknowledged they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 14th day of December, 2021.

Lenda H. Elmlinger
Notary Public

My Commission Expires: 4/3/2022.

LENDA H. ELMLINGER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON