Karen Johnson Davidson County
Batch# 784344 DEEDQC
01/04/2022 12:20:30 PM 3 pgs
Fees: $22.00 Taxes: $0.00
20220104-0001224

PREPARED BY:

Robert J. Hazard, Esq.
GULLETT SANFORD
ROBINSON & MARTIN PLLC
150 THIRD AVENUE SOUTH, STE. 1700
NASHVILLE, TN 37201
615.244.4994

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Actual consideration for this transfer is -$0-.

Judith A. Connor
AFFIANT

Subscribed and sworn to before me on this day, December 22, 2021.

ROBERT J. HAZARD
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY
My Commission Expires 01-03-2022

Notary Public

My Commission Expires: _____

New Owner Address:
Thomas G. Connor, Sr. and
Judith A. Connor
801 19th Avenue North
Nashville, TN 37208

Send Tax Bills To:
Same

Map-Parcel Number
086 01 0 086.00

QUITCLAIM DEED

Judith Ann Connor ("Grantor"), for consideration in the amount of $10.00, hereby releases, remises and quitclaims to Robert J. Hazard, Trustee, his successors and assigns, all right, title and interest in and to that certain tract or parcel of land in Davidson County, Tennessee, more particularly described in Exhibit A.

And now, I, the said Robert J. Hazard, Trustee, do hereby quitclaim all right, title and interest unto **Thomas G. Connor, Sr. and wife, Judith A. Connor,** their heirs and assigns, the same property described in Exhibit A, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises.

<Signature page to follow.>

WITNESS my hand on this day, December 22, 2021.

Judith A Connor

Judith Ann Connor

Robert J. Hazard, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Judith Ann Connor**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed she within instrument as her free act and deed and for the purposes therein contained.

WITNESS my hand and official seal on this day, December 22, 2021.

ROBERT J HAZARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-03-2022

Notary Public

My Commission Expires: _____

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Robert J. Hazard, Trustee**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed he within instrument as his free act and deed and for the purposes therein contained.

WITNESS my hand and official seal on this day, December 22, 2021.

Notary Public

My Commission Expires: 4/7/2025

AMY L. SOWNEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 4-7-2025

859819.1/2011927

EXHIBIT A

A tract of land on the northwesterly side of Lebanon Road (U.S. Highway 70N) in the Fourth Civil District of Davidson County, Tennessee, and being described as follows:

Said tract of land begins at an iron pin on the northwesterly margin of Lebanon Road (U.S. Highway 70N), said pin being also the southeasterly corner of Tenneco Oil Company's Tract, as of record in Book 4470, page 144, Register's Office for Davidson County, Tennessee; thence with the northwesterly margin of Lebanon Road south 37 deg. 22' west 100 feet to a point on said margin; thence north 51 deg. 37' west 187 feet to a point; thence north 55 deg. 24' west 13 feet to a point; thence north 37 deg. 22' east 100 feet to a point; thence south 55 deg. 24' east 13 feet to an iron pin at Tenneco Oil Company's northwesterly corner; thence with Tenneco Oil Company's southwesterly line south 51 deg. 37'east 187 feet to the point of beginning.

Being the same property conveyed to Judith Ann Connor by Quitclaim Deed from Thomas G. Connor, of record as Instrument No. 20020109-0003654, Register's Office for Davidson County, Tennessee.

The description is the same as that used in the previous deed.

This is improved property commonly known as 3464 Lebanon Pike, Hermitage, TN 37076.

True Copy Certification

Robert J. Hazard, Esq.

I, ~~Andrew J. Bellm~~, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law on 12/22/2021.

Signature

Date: 12/22/2021

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Amy Sowney

Personally appeared before me, ~~Lynne Jervis~~, a notary public for this county and state, ~~Andrew J. Bellm~~ Robert J. Hazard, Esq. who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

WITNESS my hand and official seal on this day, December 22 2021.

Amy L. Sowney
Notary's Signature

My Commission Expires: 12/22/2021

Notary's Seal

AMY L. SOWNEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-7-2025

859819.1/2011927