**Prepared By:**
Ms. Charitta Roberts
2539 Patricia Cir
Murfreesboro, Tennessee 37128

**After Recording Return To:**
Mr. Ricardo Demon Roberts, Sr. and Dorothy J. Roberts
938 34th Ave N
Nashville, Tennessee 37209

Karen Johnson Davidson County
Batch# 813041 **DEEDQC**
03/01/2022 12:32:57 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20220301-0023202

**TAX PARCEL ID #:** 059-14-0-058.00

# QUIT CLAIM DEED

***BE IT KNOWN BY ALL,*** that Mrs. Dorothy J. Roberts, *("Grantor")* **whose address is** 940 34th Ave N, Nashville, Tennessee 37209, hereby ***REMISES, RELEASES AND FOREVER QUITCLAIMS TO*** Mr. Ricardo Demon Roberts, Sr. and Dorothy J. Roberts *("Grantee")*, **whose address is** 938 34th Ave N, Nashville, Tennessee 37209, all right, title, interest and claim to the following real estate property located at 745 Moormans Arm Rd in the City/Township of Nashville, located in the County of Davidson and State of Tennessee and ZIP code of 37207, to-wit:

Lying in the 12th, formerly the 2 *, Civil District of said County, being known as lots Nos. 5 and 6 on the Map of the subdivision of the Joseph Stocker Tract, and described according to a copy of a survey made May 14, 1952, by George Watkins, Surveyor, as follows:

Beginning at a point of the southerly margin of Moormans Arms road at the common corners of Lots 4 and 5, being 453 feet east of the easterly margin of Buena Vista Pike, said point being the northeast corner of the property conveyed to Ben F. Farris, by deed of record in Book 2144, page 545, Register's Office for said County; thence East 436 feet to a point; thence North 66 deg. 30 feet East 200 feet to the common corner of Lots 6 and 7, being the southeast corner of the property conveyed Ben A. Overton and wife, by deed of record in Book 2150, page 32, said Register's Office: thence along the line between Lots 6 and 7 and along Overton's westerly line North 23 deg. 31 West 436 feet to the southerly margin of Moormans Arms road; thence to the margin of said road South 66 deg. 30 feet West 200 feet to the beginning.

**Being the same property conveyed to Esque Roberts Sr, and wife Dorothy Roberts by deed from Esque Roberts, Sr. of record in book 20170428, page 0041765 Register's Office for Davidson County, Tennessee.**

The legal description, as hereinabove set forth is the same as that contained in the previous Deed of Record.

THIS IS PROPERTY KNOWN AS 745 Moormans Arm Road, Nashville, TN 37207.

***FOR VALUABLE CONSIDERATION,*** in the amount of $1.00 dollars, given in hand, and for other good and valuable consideration the receipt and sufficiency of which is hereby acknowledged.

**Grantor's Address:**
Mrs. Dorothy J. Roberts
940 34th Ave N
Nashville, Tennessee 37209

**Grantee's Address:**
Mr. Ricardo Demon Roberts, Sr. And Dorothy J. Roberts
938 34th Ave N
Nashville, Tennessee 37209

**Mail Subsequent Tax Bills To:**
Ricardo D. Roberts, Sr. And Dorothy J. Roberts
940 34th Ave N
Nashville, Tennessee 37209

**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**
**The actual consideration or true value, whichever is greater for this transfer is**
$ 0
Ritta Roberts, **Affiant**
**Subscribed and sworn before me this the**
1 **Day of** March, 2022.
A. Hayes, **Deputy Register**

Dorothy Roberts Sr
(Grantor's Signature)

Mrs. Dorothy J. Roberts
(Grantor's Printed Name)

**STATE OF TENNESSEE** )
) **SS.**
**COUNTY OF DAVIDSON** )

The foregoing Quit Claim Deed was acknowledged before me on February 20, 2022 by Mrs. Dorothy J. Roberts, who is personally known to me or who has produced a valid driver's license and/or passport as identification, and such individual(s) having executed aforementioned instrument of his/her/their free and voluntary act and deed.

**IN WITNESS THEREOF**, to this Quit Claim Deed, I set my hand and seal.

Signed, sealed and delivered in the presence of:

Ritta Roberts
(Signature of Notary)

Ritta Roberts
(Printed Notary Name) Davidson, Tennessee

My Commission expires: Jan. 19, 2025

RITTA ROBERTS
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires