Karen Johnson Davidson County
Batch# 817988 DEEDQC
03/09/2022 09:32:40 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220309-0026785

Return To:
McCann & Hubbard
1804 Williamson Ct, Suite 201
Brentwood, TN 37027
615-377-3319

THIS INSTRUMENT PREPARED BY:
McCann & Hubbard
1804 Williamson Court, Suite 201
Brentwood, Tennessee 37027

STATE OF ARIZONA
COUNTY OF Yavapai
The actual consideration or value, whichever is greater, for this transfer is $0.00.

Nancy Husby
AFFIANT

Subscribed and sworn to before me this 25 day of February, 2022.

NOTARY PUBLIC
My Commission Expires: 10/9/2025

ADDRESS OF NEW OWNER:
Nancy Husby
Jared Mason
80 LA Barranca Drive
Sedona, Arizona 86351

SEND TAX BILLS TO:
New Owner

MAP AND PARCEL NO.
Map 082-08, Parcel 379.00

Lori Arnold
Notary Public
Yavapai County, Arizona
My Comm. Expires 10-09-25
Commission No. 618001

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, Nancy Husby, a married woman, Grantor, hereby quitclaims and conveys a fifty percent (50%) undivided interest in and to the hereinafter described property to Jared Mason, a married man, Grantee. **Thus, the title to the property shall be held as follows: Nancy Husby, a fifty percent (50%) undivided interest, and Jared Mason, a fifty percent (50%) undivided interest, as Tenants in Common without any right of survivorship.**

Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee, being Lot No. 31, Block "E" on the plan of Eastwood Addition, as of record in Plat Book 332, Page 63, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Nancy Husby by Warranty Deed from Jeremy Gossett, of record in Instrument No. 20170330-0030927, 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.

This instrument has been prepared based solely upon information provided by the parties and without the benefit of a title search.

This property has never been the marital residence of the Grantor.

This is improved property with an address of: 1003 West Eastland Avenue, Nashville, TN 37206.

THIS INSTRUMENT IS EXECUTED AND DATED this the 25th day of February, 2022.

Nancy Husby

STATE OF ARIZONA
COUNTY OF Yavapai

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Nancy Husby, with whom I am personally acquainted, (or whose identity was proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the foregoing instrument for the purposes contained therein.

Witness my hand and seal this 25th day of February, 2022.

Notary Public

My Commission Expires: 10/9/2025.

Lori Arnold
Notary Public
Yavapai County, Arizona
My Comm. Expires 10-09-25
Commission No. 618001