Karen Johnson Davidson County
Batch# 830866 DEEDQC
03/30/2022 09:06:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220330-0036627

This Instrument Prepared By:
7 Title
2077 Town Center Blvd., Suite 302
Knoxville, Tennessee 37922
2022-4436

QUITCLAIM DEED

THIS INDENTURE, made this 17th day of March, 2022, between

Inge C. Coleman, unmarried

of Davidson County, Tennessee, hereinafter referred to as **Grantor**, and

Christel L. Morgan, unmarried

of Davidson County, Tennessee, hereinafter referred to as **Grantee**.

W I T N E S S E T H:

That the said Grantor, for and in consideration of the sum of ONE AND 00/100 DOLLAR ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, has bargained, sold, remised, released and QUITCLAIMED, and does hereby bargain, sell, remise, release and QUITCLAIM unto Grantee, the following described premises, to-wit:

Land in Davidson County, Tennessee, being Unit No. 129 on the Plan of Five Oaks, formerly The Meadow, a Planned Unit Development, of record in Plat Book 5200, Page 355, as amended in Book 5784, Page 521, in the 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 Inge C. Coleman and Michael H. Coleman by Warranty deed from Jack Driver & Son, Inc., of record in Book 5811, page 560, Register's Office for Davidson County, Tennessee, dated October 23, 1981 and recorded on October 27, 1981. (Value or consideration shown in aforementioned deed $40,950.00.)

Being the same property conveyed to Michael H. Coleman by Quitclaim deed from Inge C Coleman, unmarried of record in Book 7767, page 198, Register's Office for Davidson County, Tennessee, dated January 30, 1989 and recorded on February 07, 1989. (Value or consideration shown in aforementioned deed $0.00.)

Being the same property conveyed to Inge C. Coleman, unmarried by Quitclaim deed from Michael H. Coleman, unmarried of record in Instrument No. 199912160303909 Register's Office for Davidson County, Tennessee, dated November 29, 1999 and recorded on December 16, 1999. (Value of consideration shown in aforementioned deed $0.00.)

Being the same property conveyed to Cindy S. Smith Trustee by Quitclaim Deed from Inge C. Coleman of record in Instrument No. 20191230-0134391, Register's Office for Davidson County, Tennessee, dated December 23, 2019 and recorded on December 30, 2019 and within the same deed the said Cindy S. Smith Trustee conveyed his interest in the subject property to Inge C. Coleman and Christel Morgan , as tenants in common with rights of survivorship (Value of consideration shown in aforementioned deed $ 0.00.) Being also known as 129 Five Oaks Drive Nashville, Tennessee 37217.

THIS CONVEYANCE is made subject to applicable easements, restrictions and building set back lines of record.

The above description is the same as the previous deed of record, no boundary survey having been made at the time of this conveyance.

and all the estate, right, title and interest of the Grantor therein, with the hereditaments and appurtenances thereto appertaining, hereby releasing all claim to Homestead and Dower therein.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF THE TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER WHO MAKES NO REPRESENTATION OTHER THAN THAT IT HAS BEEN ACCURATELY TRANSCRIBED FROM INFORMATION PROVIDED.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEREOF, the said Grantor has hereunto set his hand and seal the day and year first above written.

Inge C. Coleman

Inge C. Coleman

STATE OF TENNESSEE
COUNTY OF Davidson

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

Witness ~~my hand~~ and official seal at office, this 17 day of March, 2022.

CHRISTOPHER PETERSEN MY COMM. EXPIRES STATE OF TENNESSEE NOTARY PUBLIC NOV. 8, 2022 COUNTY OF DAVIDSON

Notary Public

My Commission Expires: Nov 8 2022

STATE OF ~~TENNESSEE~~
COUNTY OF Davidson

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $0.00

Sworn to and ~~subscribed~~ before me, this 17th day of March, 2022

Inge C. Coleman
Affiant

Notary Public

My Commission Expires: Nov 8 2022

SEND TAX BILLS TO (Owner):
Christel L. Morgan
129 Five Oaks Drive
Nashville, TN
37217

CHRISTOPHER PETERSEN MY COMM. EXPIRES STATE OF TENNESSEE NOTARY PUBLIC NOV. 8, 2022 COUNTY OF DAVIDSON

PROPERTY ADDRESS
129 Five Oaks Drive
Nashville, TN
37217

CLT CODE: 107-05-0A-129.00

Tennessee Certification of Electronic Document

I, James Womac, 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 3/17/2022 (date of document).

Affiant Signature

3/22/2022
Date

State of Tennessee

County of Knox

Sworn to and subscribed before me this 22nd day of March, 2022.

Notary's Signature
MY COMMISSION EXPIRES:
APRIL 01, 2023

MY COMMISSION EXPIRES: _____

NOTARY'S SEAL

WHITNEY Z DEBOXTEL
STATE OF TENNESSEE NOTARY PUBLIC
KNOX COUNTY