This instrument prepared by:
Midtown Title, LLC
1704 Charlotte Avenue
Suite 105
Nashville, TN 37203
1-16258-SC

Karen Johnson Davidson County
Batch# 835207 DEEDQC
04/06/2022 10:02:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220406-0039676

This instrument was prepared from information supplied by the parties. Midtown Title, LLC has not conducted a title examination, survey, or settlement, and shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $0.00

Affiant

RACHEL MARIE COLLINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF CHEATHAM

Subscribed and sworn to before me, this the 5th day of March, 2022.

Notary Public
My Commission Expires: 3-6-2024

Address New Owner(s)	Send Tax Bills To:	Map-Parcel Number(s)
Katherine McLendon Parker and George E. Cheatham, Jr. 3605 Brush Hill Road Nashville, TN 37216	New Owner	06213000800

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), and other good and valuable consideration, receipt of which is hereby acknowledged, that I, **Karen T. Roussy, married** ("Grantor") hereby quitclaim and convey unto **Katherine McLendon Parker a/k/a Katherine M. Parker and George E. Cheatham, Jr., wife and husband** ("Grantee"), their heirs and assigns, all of the Grantor's right, title, and interest in and to a certain tract or parcel of land lying in Davidson County, Tennessee, and being more particularly described as follows:

Land in Davidson County, Tennessee, being parts of Lot Nos. 28 and 31 on the Plan of Map of Riverwood Subdivision, of record in Plat Book 547, Page 62, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Beginning at an iron point in the Westerly margin of Brush Hill Road: thence with a hedge S 78 degrees 30' W 177 feet to a stake; thence S 24 degrees 15' E 100 feet to an iron pin; thence North 78 degrees 30' East 177 feet to a stake in the Westerly margin of Brush Hill Road; thence with the Westerly margin of Brush Hill Road North 24 degrees 15' West 100 feet to the point of beginning.

Being the same property conveyed to Katherine M. Parker and George E. Cheatham, Jr., wife and husband and Karen T. Roussy, a married woman, by Warranty Deed from Carol Friday, an unmarried woman, of record in Instrument No. 20191009-0103508, in the Register's Office of Davidson County, Tennessee, dated October 08, 2019 and recorded on October 09, 2019.

Katherine McLendon Parker and Katherine M. Parker is one and the same person.

Being also known as **3605 Bruch Hill Road, Nashville, Tennessee 37216.**

THIS PROPERTY IS NOT AND WAS NEVER A PRIMARY RESIDENCE OF THE GRANTOR AND AS SUCH IS NOT SUBJECT TO ANY HOMESTEAD, DOWER, OR OTHER MARITAL INTEREST.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 5th day of March, 2022.

GRANTOR:

Karen T. Roussy

Karen T. Roussy

STATE OF ~~TENNESSEE~~ Louisiana
~~COUNTY OF DAVIDSON~~ Parish of St Tammany

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared **Karen T. Roussy**, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office this 5th day of March, 2022.

Notary Public
My Commission expires: For life

TAMMY PIZZOLATO NOTARY PUBLIC I.D. 7124 ST. TAMMANY PARISH, LA

202204060039676

Certificate of Authenticity

I, Storey Carver, do hereby make oath that I am 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 March 5, 2022.

Storey Carver
Affiant Signature

3/5/2022
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 5th day of March 2022.

Rachel Marie Collins
Notary's Signature
My Commission Expires: 3-6-2024

Notary's Seal

