Karen Johnson Davidson County
Batch# 847890 DEEDQC
04/29/2022 08:29:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220429-0049515

Prepared By: Kevin A. Criswell, Esq. 1517 Hunt Club Blvd. Gallatin, TN 37066 THIS INSTRUMENT WAS PREPARED BY INFORMATION FURNISHED BY THE PARTIES. THE PREPARER MAKES NO CLAIM OR WARRANTIES AS TO THE STATUS OF THE TITLE.	STATE OF TENNESSEE COUNTY OF Sumner The actual consideration or value, whichever is greater, for this transfer is $0. Affiant Subscribed and sworn to before me, this 22nd day of April, 2022. Notary Public My commission expires: 03/01/2025

JENNIFER RUSSELL STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

QUITCLAIM DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Mary E. Wilson **Mary R. Johnson**	**NEW OWNER**	**08007013300**
3332 Cocoa Dr.		
Nashville, TN 37218		

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the herein GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged **Mary E. Wilson** "GRANTOR", by these presents, does hereby quitclaim and convey unto **Mary E. Wilson and Mary R. Johnson, as tenants in common with right of survivorship** herein called "GRANTEE", his/her/their successors, heirs and assigns all of their rights, title and interests in and to a certain tract or parcel of land in **Davidson County, Tennessee,** to-wit:

Land in Davidson County, Tennessee, being Lot No. 470 on the Plan of Bordeux Hills, Section 9, of record in Book 4175, page 116, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description thereof.

Being the same property conveyed to James R. Wilson and wife, Mary E. Wilson by Warranty Deed from Carrie M. Amos Harrison and Franceola Clark dated February 27, 1987, of record in Book 7156, page 166, Register's Office for Davidson County, Tennessee. Oath is hereby made that the marriage between James R. Wilson and Mary E. Wilson continued uninterrupted until the death of James R. Wilson on October 23, 1994, leaving Mary E. Wilson the Sole Surviving Tenant by the Entirety.

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This is improved property commonly known as 3332 Cocoa Dr., Nashville, TN 37218.

WITNESS my/our hands this 21 day of April, 2022.

Mary E. Wilson

STATE OF Tenn
COUNTY OF Davidson

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

Witness my hand and seal at office on this, the 21 day of April, 2022.

My commission expires: 1-11-2026

NOTARY PUBLIC

J. ISRAEL GADSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 1-11-2026

Tennessee Certification of Electronic Document

I, Jennifer Russell, 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 4/21/2022 (date of document).

Jennifer Russell
Affiant Signature

4/22/2022
Date

State of Tennessee

County of Sumner

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

Notary's Signature

MY COMMISSION EXPIRES: 10/21/2024

NOTARY'S SEAL

