QUITCLAIM DEED

The actual consideration or value for this transfer is $ -0-

AFFIANT

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

SWORN TO AND SUBSCRIBED before me this 26 day of APRIL, 2022

NOTARY PUBLIC

My Commission Expires: 11/06/2024

CHERYL DENISE WHITFIELD NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

Karen Johnson Davidson County
Batch# 851105 DEEDQC
05/05/2022 10:13:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220505-0051900

This space for Register of Deeds

This instrument was prepared by: Johnny Ellis, Attorney, 3844 Old Hickory Blvd; Old Hickory, TN. 37138 (615)847-2000

ADDRESS NEW OWNER(S)	SEND TAX BILLS TO:	MAP / PARCEL NO.
Kyle Richard Reid & son Colton Ray Reid 208 Grandstaff Ct. Old Hickory, TN 37138	New Owners	053 03 0 122.00

FOR LOVE AND AFFECTION AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) Dollars, cash in hand paid by **Kyle Richard Reid** & son **Colton Ray Reid**, and other good and valuable consideration, the receipt of which is hereby acknowledged,

I, **PHILLIP L. SMITH**, un-married, the GRANTOR herein, by these presents do transfer, QuitClaim and convey all right title and interest equitable and otherwise unto:

KYLE RICHARD REID, Unmarried & son **COLTON RAY REID** Unmarried, the GRANTEES herein, as equal tenants in common, their heirs and assigns, a certain tract or parcel of land located in **Davidson** County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 122 of Section "C-1 and part of Section "C" on the Plan of E.I. duPont de Nemours and Company's Subdivision as of record in Book 1424, page 130, Register's Office for Davidson, Tennessee.

Said Lot No. 122 fronts 57 feet on the Westerly side of Elliston Street and extends back and between parallel lines 60.4 feet to a dead line.

Being the same property conveyed to Phillip L. Smith and Wendy J. Smith Tenants in Common with rights of survivorship, by deed from Phillip L. Smith via strawman deed of Mark A. Ellmore, Jr., of record in Book 9299, page 716, Register's office for Davidson County, Tennessee. The said Wendy J. Smith, a/k/a Wendy J. Reid, having died February 6, 2022, Leaving Phillip L. Smith as the surviving co-tenant.

The above description is the same as in the previous deed of record.

The property conveyed herein is transferred subject to such easements, limitations, encumbrances and restrictions of record in the Register's Office for Davidson County, TN, and otherwise, as may affect the property.

This is improved property known as: 1408 Elliston St., Old Hickory, TN 37138

Witness my hand this 25 day of APRIL, 2022.

Phillip L. Smith

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Leroy J. Ellis IV, a Notary Public in and for said County and State, the within named Phillip L. Smith the bargainor(s), 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.

Sworn to and Witness my hand and official seal at Old Hickory, Tennessee this 25th day of APRIL, 2022.

NOTARY PUBLIC

My Commission Expires: 05/06/2024

LEROY JOHNSTON ELLIS IV NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

****

QUITCLAIM DEED

From:
Phillip L. Smith

To:
Kyle Richard Reid & son
Colton Ray Reid

Property:
1408 Elliston St.
Old Hickory, TN 37138

This Instrument was Prepared by:
Leroy Johnston Ellis IV
Attorney at Law
3844 Old Hickory Blvd.
Old Hickory Tennessee 37138
(615) 847-2000
Johnny@LJELAW.com

202205050051900

CERTIFICATE of AUTHENTICITY

I, **Leroy Johnston Ellis, IV** do hereby make oath that I am an Attorney licensed in the State of Tennessee, Bar # 017968, and 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 4-25 20 22.

Leroy Johnston Ellis, IV, Affiant

4-26, 2022
Date

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Sworn to and subscribed before me this 26 day of April, 2022.

Cheryl Denise Whitfield
NOTARY PUBLIC

My Commission Expires: 11/06/2024

CHERYL DENISE WHITFIELD
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

This Certificate Prepared by:
Johnny Ellis, Attorney-at-Law
3844 Old Hickory Blvd.
Old Hickory, TN. 37138
(615) 847-2000
Johnny@LJELAW.com