Karen Johnson Davidson County
Batch# 852777 DEEDQC
05/10/2022 08:14:20 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220510-0053139

Prepared By:
Ms. Patricia D Scott Hodge
6408 Edsel Dr
Nashville, Tennessee 37209

After Recording Return To:
Mrs. Kimberly Monsue
1003 Post Oak Dr
Dickson, Tennessee 37055

TAX PARCEL ID #: 09012000200

QUIT CLAIM DEED

BE IT KNOWN BY ALL, that Ms. Patricia D Scott Hodge, *("Grantor")* **whose address is** 6408 Edsel Dr, Nashville, Tennessee 37209, hereby ***REMISES, RELEASES AND FOREVER QUITCLAIMS TO*** Mrs. Kimberly Monsue *("Grantee")* , **whose address is** 1003 Post Oak Dr, Dickson, Tennessee 37055, **and** Mr. Marshall Hodge *("Grantee")* , **whose address is** 1517 Lews Ct, Murfreesboro, TN 37128, all right, title, interest and claim to the following real estate property located at 6408 Edsel Dr in the City/Township of Nashville, located in the County of Davidson and State of Tennessee and ZIP code of 37209, to-wit:

Property having Lot No. (259), with the Section No. (4) Charlotte Park, and having the following description: 1408 square foot brick home with basement, attic and carport.

Source of Title · Book 5458 Page 959

FOR VALUABLE CONSIDERATION, in the amount of $0.00 dollars, GIFTED, and for other good and valuable consideration the receipt and sufficiency of which is hereby acknowledged.

BE IT FURTHER KNOWN, that this transfer shall be effective as of 05/02/2022, and that the Grantor makes no promises as to ownership of title to the above-referenced Property, but simply agrees to transfers whatever interest the Grantor has in it to the Grantee.

~~***TO HAVE AND TO HOLD*** all of Grantor's right, title and interest in and to the above described Property is hereby transferred unto the Grantee, Grantee's heirs, administrators, executors, successors and/or assigns forever; so that neither Grantor nor Grantor's heirs, administrators, executors, successors and/or assigns shall have, claim or demand any right or title to the aforesaid property, premises or appurtenances or any party thereof.~~

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ _____, Affiant
Subscribed and sworn before me this the
10 Day of May 2022.
_____, Deputy Register

Ms. Patricia D Scott Hodge
(Grantor's Signature)

Ms. Patricia D Scott Hodge
(Grantor's Printed Name)

Kimberly Monsue
(Grantee's Signature)

Mrs. Kimberly Monsue
(Grantee's Printed Name)

(Grantee's Signature)

Mr. Marshall Hodge
(Grantee's Printed Name)

Signed in our presence:

N/A
(Witness #1 Signature)

N/A
(Witness #2 Signature)

N/A
(FIRST WITNESS NAME TYPED)

N/A
(SECOND WITNESS NAME TYPED)

Grantee's Address:

Mrs. Kimberly Monsue
1003 Post Oak Dr
Dickson, Tennessee 37055

and

Mr. Marshall Hodge
1517 Lews Ct
Murfreesboro, Tennessee 37128

Grantor's Address:

Ms. Patricia D Scott Hodge
6408 Edsel Dr
Nashville, Tennessee 37209

Mail Subsequent Tax Bills To:

Kimberly Monsue
1003 Post Oak Dr
Dickson, Tennessee 37055

STATE OF TENNESSEE)
) **SS.**
COUNTY OF DAVIDSON)

The foregoing Quit Claim Deed was acknowledged before me on March 24, 2022 by Ms. Patricia D Scott Hodge, who is personally known to me or who has produced a valid driver's license and/or passport as identification, and such individual(s) having executed aforementioned instrument of his/her/their free and voluntary act and deed.

IN WITNESS THEREOF, to this Quit Claim Deed, I set my hand and seal.

Signed, sealed and delivered in the presence of:

Jessica Owens
(Signature of Notary)

Jessica Owens
(Printed Notary Name) Davidson, Tennessee

My Commission expires: July 9, 2024

JESSICA OWENS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 9, 2024

Note: The Original Copy of the Quit Claim Deed must be filed with the "Recorder of Deeds" with the Clerk of Courts having jurisdiction where this property is located and only upon payment of any associated recording fees due at time of filing with the Clerk of Courts.