Karen Johnson Davidson County
Batch# 855665 DEEDQC
05/16/2022 09:05:32 AM 4 pgs
Fees: $22.00 Taxes: $0.00

20220516-0055661

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
Thomas H. Smith III, Affiant
Subscribed and sworn before me this the
10 Day of May, 2022.
Brudi Weis, Deputy Register

Quitclaim Deed

RECORDING REQUESTED BY Thomas H. Smith III
AND WHEN RECORDED MAIL TO: Send Tax Bills To:
Alexandria A.E. Smith Winrow, Grantee(s)
118 Bennett Drive
Goodlettsville, TN 37072
Consideration: $ 0.00
Property Transfer Tax: $ 0.00
Assessor's Parcel No.: 082080005000
PREPARED BY: Thomas H. Smith, III certifies herein that he or she has prepared this Deed.

Thomas H. Smith, III
Signature of Preparer

5-14-2022
Date of Preparation

Thomas H. Smith, III
Printed Name of Preparer

THIS QUITCLAIM DEED, executed on May 14, 2022 in the County of Davidson, State of Tennessee by Grantor(s), Thomas H. Smith, III, whose post office address is 2405 Underwood St. Nashville, TN 37208 to Grantee(s), Alexandria A.E. Smith Winrow, whose post office address is 118 Bennett Drive Goodlettsville, TN 37072,

WITNESSETH, that the said Grantor(s), Thomas H. Smith, III, for good consideration and for the sum of Zero Dollars ($ 0.00) paid by the said Grantee(s), the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said Grantee(s) forever, all the right, title,

interest and claim which the said Grantor(s) have in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Davidson, State of Tennessee and more specifically described as set forth in EXHIBIT "A" to this Quitclaim Deed, which is attached hereto and incorporated herein by reference.

IN WITNESS WHEREOF, the said Grantor(s) has signed and sealed these presents the day and year first above written. Signed, sealed and delivered in presence of:

GRANTOR(S):

Thomas H. Smith, III
Signature of Grantor

Signature of Second Grantor (if applicable)

Thomas H. Smith, III
Print Name of Grantor

Print Name of Second Grantor (if applicable)

X Derrick Jones
Signature of First Witness to Grantor(s)

Madalena D Armstrong
Signature of Second Witness to Grantor(s)

X Derrick Jones
Print Name of First Witness to Grantor(s)

Mardinia D. Armstrong
Print Name of Second Witness to Grantor(s)

GRANTEE(S):

Alexandria A.E. Smith Winrow
Signature of Grantee

Signature of Second Grantee (if applicable)

Alexandria A.E. Smith Winrow
Print Name of Grantee

Print Name of Second Grantee (if applicable)

X Derrick Jones
Signature of First Witness to Grantee(s)

Madalena D Armstrong
Signature of Second Witness to Grantee(s)

X Derrick Jones
Print Name of First Witness to Grantee(s)

Mardinia D Armstrong
Print Name of Second Witness to Grantee(s)

NOTARY ACKNOWLEDGMENT

State of Tennessee

County of Davidson

On May 14th 2022, before me, Rodney D. Jackson, a notary public in and for said state, personally appeared, Alexandria Adelia Flexus Smith Winrow, Thomas Henry Smith III

who are known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and official seal.

Rodney Jackson

Signature of Notary

Affiant Known _____ Produced ID ✓

Type of ID TN DL# 110684274

TN DL #062813431

EXP 11-06-2024

(Seal) RODNEY DONTAE JACKSON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

Exhibit A

703 Neill Ave

Being Lot No. 53 in the Bransford Realty Co's Subdivision of the McWhirter Tract and the Love-McFerrin Tract, as of record in Book 421, page 52, Register's Office for Davidson County, Tennessee.

Said Lot No. 53 fronts 40 feet on the easterly side of Fite Street and runs back between parallel lines 150 feet, more or less, to an alley.

Current Source of Title: 20150420-0034912