QUITCLAIM DEED

THIS INSTRUMENT PREPARED BY:
Highland Title, LLC
879 Greenlea Blvd, Suite 102
Gallatin, TN 37066

OWNERS ADDRESS:
Anita C. Troutt
127 Hardaway Dr
Goodlettsville, TN 37072

SEND TAX BILLS TO:
Owner

Map GO 11091 / Parcel 18-4-4

KNOW ALL MEN BY THESE PRESENTS that I, **Tracy Allyn Woodard, Christie Colleen Batson, and Frankie Blane Woodard, (GRANTORS)** for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold, and do hereby convey, remise, release and forever quitclaim our One Half (1/2) undivided interest unto **Anita C. Woodard (now married and known as Anita C. Troutt), (GRANTEE)** her heirs and assigns, such of our right, title and interest, such as would create a tenancy in common between said Grantees and Gail McClain in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

LAND in Davidson County, Tennessee, BEING Lot No. 4 on the Plan of Connell Hills Subdivision, as of record in Book 2900, Page 141, Register's Office for said County, to which plan reference is hereby made for a more complete description of said lot.

BEING the same property conveyed to **Tracy Allyn Woodard, Christie Colleen Batson, and Frankie Blane Woodard by Quitclaim Deed dated 3/26/2013 and recorded 04/01/2013** in Instrument Number 20130401-0031735 Registers Office for Davidson County, Tennessee previously conveyed to **Gail McClain and Anita C. Woodard both unmarried persons**, by Warranty Deed from Bobbie J. Basford, Sr., dated May 29, 1992, recorded in Book 8659, Page 444, Register's Office for Davidson County, Tennessee.

At no time was this property used as a marital residence for Anita C. Troutt.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

Witness my hand this 20 day of April, 2022.

Christie Colleen Batson

Christie Colleen Batson

STATE OF TENNESSEE)
COUNTY OF SUMNER)

Personally appeared before me, the undersigned, a Notary Public in and for the County and State aforesaid, the within named **Christie Colleen Batson** , the within named bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the attached instrument on the date set forth thereon and for the purposes therein contained.

WITNESS my hand and official seal this the 20 day of April, 2022.

Notary Public:
My Commission Expires: 8/19/25

Karen Johnson Davidson County
Batch# 862134 DEEDQC
05/25/2022 09:02:47 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20220525-0060399

DEVON J. SUTHERLAND
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Tracy Allyn Woodard

STATE OF Florida)
COUNTY OF Okaloosa)

Personally appeared before me, the undersigned, a Notary Public in and for the County and State aforesaid, the within named **Tracy Allyn Woodard** , the within named bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the attached instrument on the date set forth thereon and for the purposes therein contained.

WITNESS my hand and official seal this the 18 day of April, 2022.

Notary Public:
My Commission Expires:

NOTARY PUBLIC STATE OF FLORIDA

Nelli K. Hanson
Comm. #GG346531
Expires: June 19, 2023
Bonded Thru Aaron Notary

Frankie Blane Woodard

STATE OF LOUISANA
COUNTY OF BOSSIER PARISH

Personally appeared before me, the undersigned, a Notary Public in and for the County and State aforesaid, the within named **Frankie Blane Woodard** , the within named bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the attached instrument on the date set forth thereon and for the purposes therein contained.

WITNESS my hand and official seal this the 22 day of March April, 2022.

ALAN A. WARREN - ID NO. 087267 NOTARY PUBLIC CADDO PARISH, LA COMMISSIONED FOR LIFE

Notary Public:
My Commission Expires:

ALAN A. WARREN
Notary Public ID#87267
Caddo Parish, Louisiana
My Commission is for Life

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me this the 10 day of ~~April~~ May 2022.

Notary Public:
My Commission Expires: 8/19/2025

EDIE SUTHERLAND STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY