Karen Johnson Davidson County
Batch# 868960 DEEDQC
06/09/2022 09:56:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20220609-0065770

THIS INSTRUMENT PREPARED BY:

PAUL A. GONTAREK
Howard Mobley Hayes & Gontarek, PLLC
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Nashville, Tennessee 37215
(615) 627-4444
(615) 627-4448 fax
paulg@howardmobley.com

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $NONE.

Nancy Stephens Crutchfield
AFFIANT

Subscribed and sworn to before me this the 2nd **day of** June, **2022.**

CINDY GASKINS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 03-03-2026

Cindy Gaskins
Notary Public

My Commission Expires:_____

Address of New Owners:	Send Tax Bills to:	Map-Parcel Numbers:
Don Earl Crutchfield, and wife, Nancy Stephens Crutchfield 204 Rader Court Nashville, TN 37013	Nancy Stephens Crutchfield 3918 Creekside Drive Nashville, TN 37211	148 07 0 133.00

QUITCLAIM DEED

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, and for the express purpose of establishing a tenancy by the entirety between a husband and wife by direct conveyance in accordance with Tenn. Code Ann.§ 66-1-109, I, **Nancy Stephens Crutchfield**, hereinafter called the Grantor, hereby remise, release and quitclaim unto **Don Earl Crutchfield and wife, Nancy Stephens Crutchfield, as tenants by the entirety**, hereinafter called the Grantees, and the Grantees' successors,

heirs and assigns, all of the Grantor's right, title and interest in and to real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 2nd day of June, 2022.

Nancy Stephens Crutchfield

Nancy Stephens Crutchfield

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Nancy Stephens Crutchfield, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 2nd day of June, 2022.

CINDY GASKINS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2026

Cindy Gaskins

Notary Public

My Commission Expires: _____

EXHIBIT A

Legal Description

Land lying in Davidson County, Tennessee, more particularly described as follows:

BEING [sic] Lot No. 903 on the Plan of Cherokee Hills, Section 9, as of record in Book 4300, page 135, Register's Office for said County.

SAID Lot No. 903 fronts 72 feet on the easterly side of Rader Court and extends back 160 feet on the northerly line and 164.6 feet on the southerly line, which is a broken line to a dead line, measuring 52 feet [sic] thereon.

Being the same property conveyed to Nancy Carolyn Stephens Crutchfield by Administrator's Quitclaim Deed from Byron Fitzgerald Stephens, Administrator of the Estate of Wilma Marcella Stephens, of record as Instrument No. 20220520-0058767, Register's Office for Davidson County, Tennessee.

This is improved property known as 204 Rader Court, Antioch, Tennessee 37013

CERTIFICATE OF AUTHENTICITY

I, Paul A. Gontarek, 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 06-02-2022.

06-02-2022
Date

Paul A. Gontarek

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 2nd day of June, 2022.

Notary Public

My Commission Expires: 5/5/2025

Notary's Seal (if on paper)

