Karen Johnson Davidson County
Batch# 896565 DEEDQC
08/01/2022 11:38:22 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220801-0087147

Record and Return Mail To:
This Instrument Prepared By:
S. Brad Dozier, Attorney-at-Law
PO Box 2787
Brentwood, TN 37024
(615) 259-2670

Prepared from information supplied by the parties.
No title search.
No consideration.

QUITCLAIM DEED

Address of New Owner:
Larry Darnell Couch, Trustee
Couch Living Trust dtd 7/25/2022
4200 Bayside Lane
Hermitage TN 37076

Send Tax Bills To:
Same

Map and Parcel No.
097-08-0-054.00

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, Larry Darnell Couch and wife, Wardine Couch, ("Grantor") this day has bargained and sold, and hereby quitclaims, conveys and transfers unto Larry Darnell Couch, as Trustee of the Couch Living Trust dtd 7/25/2022 ("Grantee"), all of their interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

Being Lot No. 275 on the Plan of Section 10, Lake Park, as of record in Plat Book 4955, Page 65, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Wiley M. Jackson and wife, Shirley E. Jackson by Deed dated April 22, 1999 from Dorothelee McMains Withers and husband, Michael L. Withers of record in Deed Book 11447, page 780, Register's Office for said County.

Being the same property conveyed to Larry Darnell Couch and wife, Wardine Couch, from Wiley M. Jackson and wife, Shirley E. Jackson by Warranty Deed recorded on June 3, 2008 in the Register's Office for Davidson County, Tennessee as instrument No. 20080603-0056785.

Subject to all matters as set forth per Plat Book 4955, Page 65, Register's Office of said County.

Restrictive Covenants of record in Deed Book 5119, Page 961, Register's Office of said County.

This is improved property known as ***4200 Bayside Lane, Hermitage TN 37076.***

This legal description is the same as in the previous deed of record. Grantor and Grantees acknowledge that this deed was prepared from the information provided by them and no title search was performed by the preparer.

IN WITNESS WHEREOF, the Grantor hereby affixes his signature on this the 25th day of July, 2022.

Larry D. Couch
Larry Darnell Couch, Grantor

Wardine Couch
Wardine Couch, Grantor

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 Larry Darnell Couch and Wardine Couch, with whom I am personally acquainted, and who acknowledged, upon oath, they purposefully executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 25th day of July, 2022.

Notary Public

My Commission Expires: 8/18/2024

S. BRAD DOZIER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is Zero and 00/100 Dollars ($0.00).

Larry D. Couch
Larry Darnell Couch, Trustee/Grantee/Affiant

Sworn to and subscribed to before me, this the 25th day of July, 2022.

Notary Public

My Commission Expires: 8/18/2024

S. BRAD DOZIER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON