Karen Johnson Davidson County
Batch# 900412 DEEDQC
08/08/2022 11:42:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20220808-0089993

Prepared By:	Record and Return To:	New Owner Name and Tax Mailing Address:
VidmarLaw, LTD John Vidmar (TN Bar#032525) P.O. Box 211031 Columbus, Ohio 43221	Stewart 500 N Broadway, Suite 900 St. Louis, MO 63102	John Gayland Tosh & Rebecca Tosh 505 Charles Drive Nashville, TN 37115

Order Number: PMCREF22486524

QUIT-CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that the Grantor(s) **John Gayland Tosh, a married person, who acquired title as a single person, herein joined by their spouse Rebecca Tosh,** for Ten Dollars ($10.00) and other valuable consideration paid, does hereby bargain, sell, remise, release, quit claim, and convey unto the Grantee(s), **John Gayland Tosh and Rebecca Tosh, married to each other, as tenants by the entirety,** whose address is 505 Charles Drive, Nashville, TN 37115, the following described real property located in Davidson County, State of Tennessee and further described as follows:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:
Being Lot No. 14 on the Plan of the W. W. Gray Property at Madison, Tennessee, as of record in Book 974, Page 22, Registers Office of said County.
Said Lot no. 14 fronts 100 feet of the south side of Melrose Avenue and runs back between parallel lines 150 feet to a dead line.
Being the same property conveyed to John Gayland Tosh, a single person by Installment Deed from Edwin R. Cotten and wife, Eva L. Cotten, dated March 7, 1974, recorded on May 8, 1974 as Book 4794, Page 473, of official records.

Be the same more or less, but subject to all legal highways.

This description is the same as the description contained in the prior deed referenced herein.

Subject to _____

Subject to all other easements, restrictions and other matters of record, zoning ordinances, real estate taxes and assessments, if any, prorated to the date of this deed.

County Parcel Numbers: 042 12 0 051.00
Street address of property: 505 Charles Drive, Nashville, TN 37115

Prior Instrument Reference by which Grantor(s) acquired title: Book 4794, Page 473, in the Register's Office, Davidson County, Tennessee.

Signed this 2 day of August, 2022.

Signature of Grantors:

John Gayland Tosh

Rebecca Tosh

STATE OF Tennessee, COUNTY OF Davidson, SS:

BE IT REMEMBERED That on this 2nd day of August, 2022, before me, the subscriber, a Notary Public in and for said state, duly commissioned and qualified, personally came John Gayland Tosh and Rebecca Tosh, known to me, or proved to me on the basis of satisfactory evidence, to be the Grantor(s) in the foregoing deed, and acknowledged by the signing thereof to be their free and voluntary act and deed.

In testimony whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

Notary Public

CHERYL BLAY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
EXPIRES SEPTEMBER 02, 2024

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

County Parcel Number: 042 12 0 051.00
Street address of property: 505 Charles Drive, Nashville, TN 37115

Oath of Consideration

I or we, John Gaylan Tosh, the Affiant(s), herby swear or affirm that to the best of my/our knowledge, information and belief, that the actual consideration for this transfer is $ 10.00.

Signed this 2nd day of August, 2022.

Signatures of Affiant(s):

John Gaylan Tosh

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

Cheryl Blay
Notary Public



Tennessee Certification of Electronic Document

I, Cheri Hackethal, 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 August 2, 2022 (date of document).

Cheri Hackethal
Affiant Signature

AUGUST 2, 2022
Date

State of Missouri

County of St. Louis

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

Vernell Bowers
Notary's Signature

MY COMMISSION EXPIRES: April 19, 2023

NOTARY'S SEAL

VERNELL BOWERS
Notary Public - Notary Seal
State of Missouri
Commissioned for St. Louis County
My Commission Expires: April 19, 2023
15634878