Karen Johnson Davidson County
Batch# 911840 DEEDQC
09/02/2022 08:43:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20220902-0098971

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
James Skirvin, Affiant
Subscribed and sworn before me this the
2 Day of Sept, 2022
O. Hayes, Deputy Register

RECORDING REQUESTED BY:
James Allen Skirvin

INSTRUMENT PREPARED BY:
James Allen Skirvin
1210 Willow Bend Drive
Clarksville, Tennessee, 37043

newowner.
RETURN DEED TO:
James Allen Skirvin
1210 Willow Bend Drive
Clarksville, Tennessee, 37043

(Above reserved for official use only)

SEND TAX STATEMENTS TO:
James Allen Skirvin
1210 Willow Bend Drive
Clarksville, Tennessee, 37043

Tax Parcel ID/APN # 120-13-0-044.00
Prior Instrument Reference: Book # 4599, Page 800, of the Recorder of Davidson County, Tennessee

QUIT CLAIM DEED FOR TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THIS DEED is made this day of August 26th 2022 by and between the **"Grantor,"**

Calvin Skirvin, an unmarried individual residing at 503 Catalina Drive, Nashville, Tennessee 37217

AND the **"Grantee,"**

James Allen Skirvin, a married individual residing at 1210 Willow Bend Drive, Clarksville, Tennessee 37043

FOR VALUABLE CONSIDERATION of the sum of one dollar ($1.00), the receipt and

sufficiency of which is hereby acknowledged, Grantor hereby quitclaims to Grantee and Grantee's heirs and assigns forever, all of Grantor's rights, titles, interests, and claims in or to the following described real estate (the **"Property"**), together with all hereditaments and appurtenances belonging thereto, located in Davidson county, Tennessee, subject to any restrictions herein:

Property Address: 503 Catalina Drive, Nashville, Tennessee 37217

Legal Description: E Side Of Catalina Dr S Of Currey Rd / Neighborhood Code And Name: 3027 Currey/Mill Creek

Vesting Information / Property Interest: Grantee receives the Property in fee simple as the sole owner.

[SIGNATURE PAGE FOLLOWS]

Land in the 2nd Civil District of DAvidson County, Tennessee, being the westerly 215 feet of Lot No. "D" Curreywood Acres, Section II, not of record, described according to a preliminary plan made by J. R. Wauford and Co., Engineers, dated March 4, 1959, as follows:

Beginning at a point in the east margin of Catalina Drive, at the corner of Lots C and D; thence with the line between said lots South 87 degrees, 33 minutes East 215 feet to a point; thence southerly 95 feet to the line between Lots Nos. D and E; thence with the line between said Lots Nos. D and E; thence with the line between said Lots North 87 degrees, 33 minutes West 215 feet to the East margin of Catalina Drive; thence with margin of the same North 2 degrees 45 minutes East 95 feet to the point of beginning.

Being the same property conveyed to Herbert H. Peppers and Bob Kernodle by deed from Ernest L. Frazier and wife, Gloria J. Frazier, of record in Book 4560, Page 931, Register's Office for Davidson County, Tennessee.

Signatures

Grantor signed, sealed, and delivered this quit claim deed to Grantee on 26 Aug 22 (date).

Grantor (or authorized agent)

x/ [signature]

Print Name [illegible]

Grantee's Spouse (or authorized agent)

I, SUSAN SKIRVIN (name of James Allen Skirvin's spouse), residing at 503 Catalina Dr Nashville TN 37217, acknowledging that my spouse is receiving the title hereunder as a sole owner, hereby waive and release all my rights, title, and interest, if any, in the above Property unto Grantee.

x/ [signature]

[signature]

NOTARY ACKNOWLEDGMENT

TENNESSEE
COUNTY OF DAVIDSON

On August 26th 2022 before me, Adrienne P. Bowling, personally appeared **Calvin Skirvin**, personally known to me or proved on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Commission Expires: 07-03-2023

Adrienne P. Bowling
Notary Public, Tennessee

ADRIENNE P. BOWLING
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

NOTARY ACKNOWLEDGMENT

TENNESSEE
COUNTY OF DAVIDSON

On August 26th 2022 before me, Adrienne P. Bowling, personally appeared **James Allen Skirvin's spouse,** Susan Skirvin, personally known to me or proved on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her authorized capacity, and that by his/her signature on the instrument, executed the instrument.

WITNESS my hand and official seal.

Commission Expires: 07-03-2023

Adrienne P Bowl
Notary Public, Tennessee

ADRIENNE P. BOWLING
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Tennessee
State of ____ County of Davidson
Subscribed and sworn to (or affirmed) before me on this 26th day of August, 2022 by James Allen Skirvin proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.
Notary Signature Adrienne P Bowl

ADRIENNE P. BOWLING
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY