Prepared from information provided b
y the parties hereto without the benefit of title insurance or counsel or advice as to legal consequences or tax related matters. No title examination or settlement has been performed and Attorney Douglas L. Waterman shall not be responsible for any matter that could have been resolved by a title examination or legal and/or tax related counsel. Preparer is not the person closing this transfer, and parties agree that preparer shall not be responsible for reporting this transfer pursuant to the Internal Revenue Code or other applicable law or regulation.

ADDRESS NEW OWNER:	2273 & 0 HP Property Trust P.O. Box 4037 Brentwood, Tennessee 37024
SEND TAX BILLS TO:	SAME
MAP-PARCEL NOS.	15000021500
Prepared by:	Douglas L. Waterman, Attorney at Law, PLLC Dba Waterman Law Firm 4701 Trousdale Drive, Suite 211 Nashville Tennessee 37220

QUITCLAIM DEED

FOR AND IN CONSIDERATION of One and No/100 Dollars ($1.00) THIS DEED, Made this 15 th day of September, 2022 by and between Mr. Erian T. Goda, a married man, conveys said real property to The 2273 & 0 HP Property Trust, dated September 15, 2022, Konshtta K. Sergeyous, Trustee(s), "Grantee," including all their rights, title and interest in said property and the following described real estate, to-wit:

Being Tract 'A' of the Stinnett property as shown on a survey by Ernest Medlin, dated December 27, 1982 and more particularly described as follows:

Beginning at a point, said point being South 87° 30' East 420 feet from the Southwest corner of the property conveyed to W.L. Stinnett and wife Lillian C. Stinnett, by deed of record in Book 2956, page 32, Register's Office for Davidson County, Tennessee; thence North 39° 33' 24" East 688.50 feet to a point; thence South 14° 31' 01" West 519.86 feet to a point; thence North 85° 36' 30" West 519.86 feet to a point; thence North 85° 36' 30" East 270 feet to the point of beginning, containing 3.0 acres, more or less.

Beginning at a point, said point being South 87° 30' East 420 feet from the Southwest corner of the property conveyed to W.L. Stinnett and wife, Lillian C. Stinnett, by deed of record in Book 2956, page 32, Register's Office for Davidson County, Tennessee; thence North 39° 33' 24" East 688.50 feet to a point; thence South 39° 18' 40" East 162.0 feet to a point; thence South 14° 31' 01" West 519.86 feet to a point; thence North 85° 36' 30" East 270 feet to the point of beginning, containing 3.0 acres, more or less.

Being the same property conveyed to Harold B. Jackson, Sr. by deed from W.L. Stinnett and wife Lillian C. Stinnett of record in Book 6120, page 13, dated August 17 1983, said Register's Office. Harold B. Jackson, Sr. died on January 24, 1991, and his Will was duly probated in the Seventh Circuit of Davidson County, Tennessee, Docket No. 96800. By his Will, Harold B. Jackson, Sr. devised all his real property to his wife, Donna Joyce Jackson. Donna Joyce Jackson died on June 24, 2017 and her Will was duly probated in the Seventh Circuit of Davidson County, Tennessee, Docket No. 17P-1378 and appointed Suzette Johnson Personal Representative with full authority to sell the property.

The street address of the property is 0 Hobson Pike Antioch, TN, 37013

WITNESS my hand and seal on this 15 th day of September, 2022

Erian T. Goda

Karen Johnson Davidson County
Batch# 919080 DEEDQC
09/20/2022 12:46:21 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20220920-0104577

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned Notary Public in and for said County and State, personally appeared Erian T. Goda, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged themselves to be the Grantor(s) and that they as such executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office in Nashville, Tennessee, this the 15 th day of September, 2022.

Diane T. Waterman
Notary Public

My Commission Expires: May 5, 2025



STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration for this transfer is $1.00

Affiant: Erian Goda

Signed before me, witness my hand and official seal.
This 15 th day of September, 2022.

Diane T. Waterman
Notary Public

My Commission Expires: May 5, 2025

