en Johnson Davidson County
Batch# 926074 DEEDQC
10/05/2022 12:03:13 PM 4 pgs
Fees: $27.00 Taxes: $0.00
20221005-0109922

NEW OWNER/SEND TAX BILLS TO:
Christina Lynn and James P. Wright
3041 Morgan Road
Joelton, TN 37080

THIS INSTRUMENT PREPARED
BY: Jody A. Dorris
Attorney at Law
Greenbrier, Tennessee

NO TITLE CHECK/ NO WARRANTY
No Title Examination, No Closing Deeds Prepared from Information Furnished by the Parties.

Map 015-00-0
P/O Parcel 140.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars and other good and valuable consideration, the receipt of which is hereby acknowledged, and for the express purpose of creating the separate tract described herein and to make reconveyance to **CHRISTINA LYNN WRIGHT and JAMES PETER WRIGHT**, wife and husband, tenants by the entirety, residents of Davidson County, Tennessee.

We, **CHRISTINA LYNN WRIGHT and JAMES PETER WRIGHT**, by these presents do hereby quitclaim and convey our interest unto **JODY A. DORRIS**, Trustee, with full power to bargain, sell, and convey without joinder of any beneficiary, his successors and assigns, the following described tract or parcel of land in the 1st Civil District of Davidson County, Tennessee, being more particularly described as follows, to-wit:

Beginning at an existing iron pin in the southerly margin of Morgan Road, said pin being a common corner to Map 15, PCL 283 T.A.O.D.C.T. and being the most northwest corner of the parent tract; Thence now leaving said Map 15 , Parcel 283 with said margin for the next 2 calls: S 87°25'57"E 108.65 feet to a point; Thence S 86°54'49"E 100.00 feet to a point; Thence now leaving said margin with new lines for the next 3 calls: S 05°16'59"W 313.07 feet to a point; Thence S 32°09'31"W 107.91 feet to a point; Thence S 02°32'51"W 843.30 feet to a point, said point being in the most northerly line of Map 15, PCL 246 T.A.O.D.C.T.; Thence now with said Map 15 N 86°00'00"W 178.40 feet to an existing iron pin, said pin being a common corner to Map 15, PCL 136; Thence now leaving said Map 15 with said Map

15 N 02°30'00"E 782.18 feet to an existing iron pin, said pin being a common corner to said Map 15, Parcel 283 ; Thence now leaving said Map 15 ,Parcel 136 with said Map 15, Parcel 283 for the next 2 calls: S 86°52'59"E 41.23 feet to an existing iron pin; Thence N 02°13'27"E 464.52 feet to the point of beginning containing 5.193 acres.

Being a portion of land conveyed to Christina Lynn Wright and James Peter Wright from Christina Lynn Wright of record at Instrument No. 20211214-0165124, Register's Office for Davidson County, Tennessee more accurately described by a survey done by Anthony T. Bollinger R.L.S. TN LIC. No. 2095 dated 08/02/22.

And now, I, the said **JODY A. DORRIS**, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto **CHRISTINA LYNN WRIGHT** and **JAMES PETER WRIGHT**, their survivors and assigns, my interest in the same property hereinabove described and set forth, to which reference is hereby made and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as set forth above.

IN WITNESS WHEREOF, the parties have hereunto set their signatures on the dates indicated in the notary acknowledgments below.

Christina Lynn Wright
CHRISTINA LYNN WRIGHT

James Peter Wright
JAMES PETER WRIGHT

JODY A. DORRIS, Trustee

STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **CHRISTINA LYNN WRIGHT,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who under oath acknowledged that she executed the foregoing instrument for the purposes and considerations therein contained.

WITNESS my hand and official seal of office this the 3rd day of October, 2022.

NOTARY PUBLIC

My Commission Expires: 7/24/24

DENA A. ELLIS
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JAMES PETER WRIGHT,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who under oath acknowledged that he executed the foregoing instrument for the purposes and considerations therein contained.

WITNESS my hand and official seal of office this the 3rd day of October, 2022.

NOTARY PUBLIC

My Commission Expires: 7/24/24

DENA A. ELLIS
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JODY A. DORRIS, Trustee,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who under oath acknowledged that he executed the foregoing instrument, in his capacity as Trustee, for the purposes and considerations therein contained.

WITNESS my hand and official seal of office this the 3rd day of October, 2022.

DENA A. ELLIS
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

NOTARY PUBLIC

My Commission Expires: 7/24/24

STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

The actual value or consideration, whichever is greater, for the transfer is,$ 0

AFFIANT

Subscribed and sworn to before me this 3rd day of October, 2022.

NOTARY PUBLIC

My Commission Expires: 7/24/24

DENA A. ELLIS
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY