Karen Johnson Davidson County
Batch# 929327 DEEDQC
10/13/2022 11:39:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20221013-0112351

Name and Address of New Owner:
Send Tax Bills To:
David Martin Agee
508 Wesley Avenue
Nashville, Tennessee 37207

This Instrument Prepared By:
Tennessee Title Services LLC
547 N Mt Juliet Road
Ste 100
Mt Juliet, TN 37122

Map & Parcel No: 071-08-0-232.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Eva Janelle Hayes,** "the Grantor," convey and quitclaim unto **David Martin Agee,** "the Grantees" the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 55 on the Map of Section One Joywood Heights of record in Plat Book 1130, Page 91, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Lot No. 55 Fronts 60 Feet on the Southerly Side of Wesley Avenue and runs back 207.8 feet on The Westerly line and 206.2 feet on the Easterly Line, to a dead line, measuring 60 Feet Thereon.

Being the same property conveyed to Eva Janelle Hayes, a single woman by Warranty deed from Harold McDaniel and Loretta McDaniel of record in Instrument No. 20151202-0121290 Register's Office for Davidson County, Tennessee, dated November 30, 2015 and recorded on December 02, 2015. Being the same property conveyed to Eva Janelle Hayes and David Agee, wife and husband by Quitclaim deed from Eva Janelle Hayes of record in Instrument No. 20180514-0046012 Register's Office for Davidson County, Tennessee, dated May 14, 2018 and recorded on May 14, 2018. Eva Janelle Hayes being one and the same person as Janelle Hayes.

Also known as 508 Wesley Avenue, Nashville, Tennessee 37207.

Grantor covenant that they are lawfully seized and possessed of said real estate, have good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out).**GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEES, BY ACCEPTANCE OF AND/OR FILING OF THIS QUITCLAIM DEED, HEREBY ACKNOWLEDGE THAT THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES INVOLVED, AND PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR ACCURACY OF THE LEGAL DESCRIPTION HEREIN AND THAT NO TITLE INSURANCE IS BEING PROVIDED.**

IN WITNESS WHEREOF, Grantor have executed this Quitclaim Deed on the 4th day of October, 2022.

Eva Janelle Hayes (SEAL)
Eva Janelle Hayes

STATE OF TENNESSEE
COUNTY OF Davidson

On this 4th day of October, 2022, before me personally appeared Eva Janelle Hayes, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 4th day of October, 2022.

Jacqueline G Brown
Notary Signature
My commission expires: 11/3/25

JACQUELINE G BROWN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

AFFIDAVIT OF VALUE

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ **0.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

STATE OF TENNESSEE
COUNTY OF Davidson

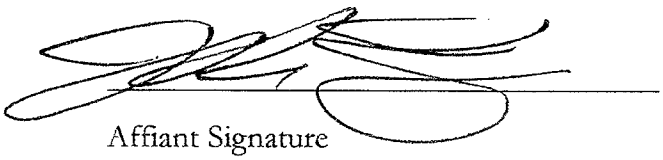
Sworn to and subscribed before me this 4th day of October, 2022.

Jacqueline G Brown
Notary Signature
My commission expires: 11/3/25

JACQUELINE G BROWN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Certificate of Authenticity

I, Joshua A. Terry, 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 10-4-2022.



Affiant Signature

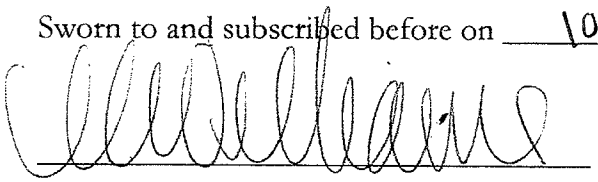
10-12-2022

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before on 10-12-2022.



Notary Public



My Commission Expires: 5-23-23