Karen Johnson Davidson County
Batch# 933869 DEEDQC
10/26/2022 12:20:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20221026-0116042

STATE OF TENNESSEE }
COUNTY OF Cheatham }

THE ACTUAL CONSIDERATION, FOR THIS TRANSFER IS $ -0-

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 26th DAY OF Oct., 2022.

NOTARY PUBLIC

My Commission expires: 7/25/26

LEWIS BRONER MCCOY
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY

Prepared by:
L. Broner McCoy
Attorney at Law
102 North Main Street
Ashland City, TN 37015
File No. 22070023

Address of New Owner
Hazel Leigh Doughten
4510 Bull Run Road
Ashland City, TN 37015

Send Tax Bills To:
Same

Tax Information:
046-00-0-081.00

QUITCLAIM DEED

THIS QUITCLAIM DEED is made this 26th day of Oct., 2022, for and in consideration of the sum of Ten and No/100 Dollars, ($10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **David Cleveland Doughten, unmarried,** Grantor, does hereby, convey, remise, release and forever quitclaim unto **Hazel Leigh Doughten, unmarried,** Grantee, her heirs, successors, and assigns, his entire right, title, and interest in and to a certain parcel of land in Davidson County, Tennessee, described as follows, subject to a reserved life estate as referenced below:

Land in the 1st Councilmatic District of Metropolitan Nashville, Davidson County, Tennessee, and formerly the 13th Civil District of Davidson County, Tennessee, described as follows:

Beginning at a point in the center of Bull Run Road which is the southeast corner of this tract and which spike is at the southeast corner of Oliver H. Dale (property deeded at Book 3285, Page 218, RODCT); thence North 33 degrees West 770 feet to a point; thence returning in a southeasterly direction to a point in the center of Bull Run Road; thence with the center of Bull Run Road North 52 degrees East 150 feet to the point of beginning. This tract is triangular and has only three sides.

Being the same property conveyed to Grace L. Williams, a life estate with remainder interest upon her death to David Cleveland Doughten and wife, Hazel Leigh Doughten, by Warranty Deed from Farris E. Pemberton and wife, Sara E. Pemberton, dated 11/26/1985 and recorded on 12/06/1985 at Book 6734, Page 931, Register's Office for Davidson County, Tennessee. Grace L. Williams life estate terminated upon her death (dod 04/18/1989). David Cleveland Doughten and Hazel Leigh Doughten having since divorced on 10/08/1990, by Final Decree filed in the Fourth Circuit Court for Davidson County at Nashville, Tennessee, property vested jointly as tenants in common.

This is improved property known as:
4510 Bull Run Road, Ashland City, TN 37015

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

THIS QUIT-CLAIM DEED IS PREPARED WITHOUT THE BENEFIT OF SURVEY.

THIS QUIT-CLAIM DEED IS PREPARED WITHOUT TITLE EXAMINATIONS.

IN WITNESS WHEREOF, **David Cleveland Doughten,** has caused this instrument to be executed, this the 26th day of Oct., 2022.

David Cleveland Doughten

STATE OF TN
COUNTY OF Cheatham

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared, **David Cleveland Doughten,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, acknowledged that he/she/they executed the within instrument for the purposes therein contained.

This the 26th day of Oct., 2022.

NOTARY PUBLIC
My Commission expires: 7/27/26

LEWIS BRONER MCCOY
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY

True Copy Certification

As required under T.C.A §66-24-101(d)(3) et seq.

I, **L. Broner McCoy**, 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 10/26/2022 (date of document).

L. Broner McCoy
Date: 10/26/2022

STATE OF TENNESSEE
COUNTY OF CHEATHAM

Sworn to and subscribed before me this the 26th day of Oct., 2022.

NOTARY PUBLIC
My Commission expires: 2-5-2025

KARA J. KRANTZ
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY