Karen Johnson Davidson County
Batch# 948012 DEEDQC
12/05/2022 02:10:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20221205-0126868

This instrument prepared by:
Smith.Sholar.Milliken.PLLC
1164 Nashville Pike
Gallatin, TN 37066

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND SMITH.SHOLAR. MILLIKEN.PLLC. SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT, OR LEGAL AND/OR TAX RELATED COUNSEL. ***ATTN: THIS TRANSFER COULD VOID THE OWNER'S TITLE POLICY THAT YOU HAVE FOR THE SUBJECT PROPERTY.***

QUITCLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Map Parcel Numbers
(NAME) Judy Kay Lundy Witt	(NAME) SAME AS NEW OWNER	25-12-48
(STREET ADDRESS) 116 Cima Drive	(STREET ADDRESS)	
(CITY) (STATE) (ZIP) Goodlettsville TN 37072	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged **Kathy Jo Lundy,** Grantor, does hereby quitclaim and convey unto **Judy Kay Lundy Witt,** the Grantee herein, its successors, heirs and assigns, all of Grantor's right, title and interest in and to the following described real property in Davidson County, Tennessee, as follows:

Being Lot No. 41 on the Plan of Clark Place, Section Four, at Goodlettsville, Tennessee, a plan of which is of record in Book 2331, page 74, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to David L. Lundy and wife, Joan G. Lundy by Deed dated July 22, 1957 from Miss Elaine Roscoe, E. H. Drake and H.R. Drake, recorded August 29, 1958, in Book 2802, Page 365, Register's Office of Davidson County, Tennessee. The said David L. Lundy having since died July 20, 1985, leaving title vested in Joan G. Lundy as surviving tenant by the entirety.

The said Joan G. Lundy died testate on August 14, 2022. Pursuant to the Last Will and Testament of Joan Marie Lundy Delosh as filed in The Circuit Court of Davidson County, Tennessee (Probate Division), Docket No. 22P1724, devised the aforementioned property to Kathy Jo Lundy and Judy Kay Witt and therefore having the authority to sell said property.

STATE OF TENNESSEE
COUNTY OF ~~Sumner~~ Davidson

The actual consideration for this transfer is $ 0.00

Subscribed and sworn to before me this the 28 day of November 2022

Affiant

My commission expires: 3/6/24
(Affix Seal)

Notary Public

KELLY SLAGLE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-6-2024

Witness my hand this 28 day of November, 2022.

Kathy Jo Lundy

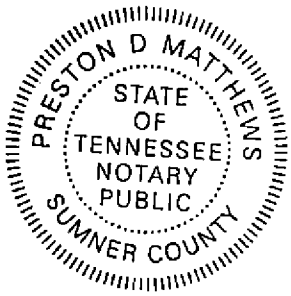
STATE OF Tennessee
COUNTY OF Davidson

On this 28th of November, 2022, before me personally appeared Kathy Jo Lundy, to me known to be the person (s) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be her free act and deed.

Witness my hand and official seal this 28th day of November, 2022.

Notary Public

My Commission Expires: 6/7/25



Tennessee Certification of Electronic Document

I, Trudy Milliken, 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 11/28/22 (date of document).

Affiant Signature

12/5/22
Date

State of TN

County of Sumner

Sworn to and subscribed before me this 5 day of December, 2022

Notary's Signature

MY COMMISSION EXPIRES: 3/1/25

NOTARY'S SEAL

KIM PERRY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY