THIS INSTRUMENT PREPARED BY
AND AFTER RECORDING RETURN TO:

Bell, McCann & McInteer, PLC
8110 Isabella Lane, Ste. 200
Brentwood, TN 37027

Address New Owner(s) as follows:

Teresa L. England
4016 University Ave
Old Hickory, TN 37138

Send Tax Bill to:
Owner

Map-Parcel Numbers:
064-09-0 078.00

State of Tennessee
County of Davidson

The Actual Consideration or Value, whichever is greater, for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this the 2nd day of December, 2022.

Notary Public

My Commission Expires:
9-6-26

DIANA K GALL
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **TERESA L. ENGLAND, A SINGLE WOMAN,** HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER, CONVEY AND QUITCLAIM UNTO , **TERESA L. ENGLAND, A SINGLE WOMAN, BARBARA EVANS ENGLAND, AND JAMES DONALD ENGLAND, HUSBAND AND WIFE,** HEREINAFTER CALLED GRANTEE(S), HIS HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN **DAVIDSON COUNTY**, STATE OF **TENNESSEE**, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

See attached "Exhibit A".

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

Said property is commonly referred to as 0 Commerce St, Old Hickory, TN 37138.

Karen Johnson Davidson County
Batch# 948157 DEEDQC
12/06/2022 08:43:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20221206-0127056

IN WITNESS WHEREOF, the undersigned has executed this instrument this 03 day of November, 2022.

Teresa L. England

STATE OF TN
COUNTY OF Knox

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Teresa L. England, the Grantor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 3rd day of November, 2022.

My commission expires: 6/28/2025 Notary Public

KELLY R VITTATOE
STATE OF TENNESSEE NOTARY PUBLIC
ANDERSON COUNTY

Exhibit A

Land in Davidson County, Tennessee, more particularly described as follows:

Being Lot Nos. 3 and 4 in Block "L" on the Map of Hadley's Bend City, as of record in Book 421, Page 120, Register's Office for Davidson County, Tennessee. Said lots front 25 feet each on the Southerly line of Commerce Street and all extend back Southerly 184 feet, more or less, to a branch, according to the plan above.

Also being a portion of the same property conveyed to Teresa L. England, a single woman, by deed dated10/04/2022 from McBryant Media, LLC, an Alabama limited liability company and TK & Associates, Inc., an Alabama Corporation, as joint tenants with right of survivorship, of record in Instrument No. 20221006-0110304, Register's Office for said County.

Being a portion of the same property conveyed to McBryant Media, LLC, as Alabama limited liability company and TK & Associates, Inc., an Alabama Corporation, as joint tenants with right of survivorship, by deed dated 11/05/2021, from Heather Rock, an unmarried woman, of record in Instrument No. 20211109-0149606, Register's Office for said County.

Also being a portion of the same property conveyed to Heather Rock, by deed dated 02/07/2005, from Michael Dennis Gabrysiak and wife, Livia Gabrysiak, of record in Instrument No. 20050217-0018050, Register's Office for said County.
Office for said County.

Tennessee Certification of Electronic Document

I, Benjamin Seamon, 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 certified true and exact copy of the original document executed and authenticated according to law on 11-3-22.

Affiant Signature

12-5-22

Date

State of Tennessee

County of Williamson

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

Notary's Signature

MY COMMISSION EXPIRES: 12/16/25

JENNIFER CROWELL STATE OF TENNESSEE NOTARY PUBLIC LEWIS COUNTY