Prepared by and Mail to:
Laser Law Firm, PLC
300 James Robertson Pkwy, Ste. 402
Nashville, TN 37201

Karen Johnson Davidson County
Batch# 958986 DEEDQC
01/09/2023 09:05:36 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20230109-0001523

Grantor:	Jennifer Hoogerhyde Joseph Hoogerhyde
Grantees:	Jennifer Hoogerhyde Joseph Hoogerhyde Jacob Kladder Larissa Kladder
Deed Reference:	Book 3163, Page 1174
Map & Parcel:	101 00 0 186.00
Mail Tax Bills to Grantee:	Joseph Hoogerhyde Jennifer Hoogerhyde Jacob Kladder Larissa Kladder 661 Hunters Trail Nashville, TN 37209

QUITCLAIM DEED

IN CONSIDERATION of One ($1.00) Dollar and other valuable considerations paid, the receipt of all of which is hereby acknowledged, I/we, Jennifer Hoogerhyde and Joseph Hoogerhyde, wife and husband (hereinafter referred to as "Grantors"), does hereby transfer, convey and forever quitclaim unto Jennifer Hoogerhyde, Joseph Hoogerhyde, Jacob Kladder, and Larissa Kladder, as Tenants in Common (hereinafter referred to as "Grantees"), all right, title, and interest in and to the following described real estate located in the City of Nashville, Davidson County, Tennessee:

> Beginning at a fence post in the Southerly line of Felix C. Langly, as recorded in Deed Book 3163, page 117, R.O.D.C.T., and being the Northwesterly corner of the Mike Campbell tract as recorded in Deed Book 7420, page 301, R.O.D.C. T.; thence, with said Felix C. Langly's Southerly line South 66 degree 54 minutes 16 seconds East, 189.33 feet to an iron pin at a 30 inch elm; thence with the Southerly line of Mike Campbell, as recorded in Deed Book 5735, page 382, R.O.D.C.T., North 89 degree 23 minutes 18 Seconds East, 128.27 feet to a point; thence, severing the Mike Campbell tract, as recorded in Deed Book 7420, page 301, R.O.D.C.T., South 52 degree 48 minutes 13 seconds East, 66.58 feet to a point;

thence, South 13 degree 42 minutes 39 seconds West, passing an iron pin set at 537.81 feet, in all 562.81 feet to a point in the centerfine of a private road; thence, with the said private road centerline, the following calls: North 76 degree 17 minutes 21 seconds West, 50,07 feet to a point; thence along the arc of a curve to the right, having a radius of 200.00 feet, a central angle of 33 degree 07 minutes 18 seconds, a chord bearing and distance of North 59 degree 43 minutes 42 seconds West, 114.01 feet to a point; thence, North 43 degree 10 minutes 02 seconds West, 409.40 feet to a point in the Easterly line of W.H. Stringfellow, as recorded in Deed Book 41, Page 194, R.O.D.C.T.; thence, leaving the aforesaid private road with said Easterly line of W.H. Stringfellow, North 35 degree 05 minutes 31 seconds East, passing an iron pin set at 25.53 feet, in all 356.84 feet to the point of beginning and containing 5.00 acres more or less.

Source of Grantors' title is deed of record in Book 7420, page 117, in the Register's office of Davidson County, Tennessee, and description contained herein is identical to that contained in said prior deed.

Subject to any governmental zoning and subdivision ordinances or regulations in effect thereon.

WITNESS my hand this 20 day of June, 2022.

Jennifer Hoogerhyde, Grantor

Joseph Hoogerhyde, Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 20 day of June, 2022, before me personally appeared Jennifer Hoogerhyde and Joseph Hoogerhyde, to me known (or proved to me on the basis of satisfactory evidence) to be the persons described in and who executed the foregoing instrument and acknowledged that (s)he executed the same as his/her free act and deed.

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WITNESS my hand and Notarial Seal.

HAYLIE ROBBINS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

Haylie C. Robbins – Notary Public
My Commission Expires: Sept. 2025

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The undersigned Affiant hereby swears or affirms that the actual consideration for this transfer is $ 1.00.

HAYLIE ROBBINS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

Jennifer Hoogerhyde, Affiant

Joseph Hoogerhyde, Affiant

Sworn to and subscribed before me this 20 day of June, 2022.

Haylie C. Robbins – Notary Public
My Commission Expires: Sept. 2025