ADDRESS NEW OWNER:
Justin Reeves
616 Templewood Drive
Nashville, Tennessee 37214

Map-**Parcel Numbers:**
MAP 96-10-291
3DZ-58646

SEND TAX BILLS:
NEW OWNER
SAME AS ABOVE

Karen Johnson Davidson County
Batch# 960416 DEEDQC
01/12/2023 09:08:01 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20230112-0002641

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I, **VALERIE L. REEVES**, a widowed woman, hereinafter referred to as the Grantor, her heirs and assigns, by these presents do hereby remise, release and quitclaim unto **JUSTIN REEVES**, hereinafter the "Grantee", his heirs and assigns, forever, all right, title, interest and claim which the said Grantor has in and to the following parcel of real estate situated in Davidson County, Tennessee, and more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot No. 625 on the Plan of Cloverhill, Section VIII, as of record in Book 2331, Pages 10 and 11, Register's Office for Davidson County, Tennessee to which plan references is here made for a complete description thereof.
>
> Being the same property conveyed to Karen S. Plunkett by Quitclaim Deed from Louis R. Plunkett of record in Book 8039, Page 115, Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to Scott E. Reeves (deceased on October 12, 2019) and wife, Valerie L. Reeves by Warranty Deed from Karen S. Plunkett, dated July 3, 1990 and of record in Book 8144, Page 598-600, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all taxes, restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This property is improved property known as 616 Templewood Drive, Nashville, Tennessee 37214.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said GRANTEE, his heirs and assigns, forever; and

GRANTOR does covenant with the said GRANTEE that she is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and does warrant that the same is unencumbered unless otherwise herein set out; and,

GRANTOR does further covenant and bind herself, her heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever.

Witness my hand this 20th day of December, 2022.

Valerie L. Reeves

VALERIE L. REEVES

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Valerie L. Reeves,** to me known to be the person described in and who executed the foregoing instrument and acknowledged before me that she executed the same.

Witness my hand and official seal at office this 20th day of December, 2022.

Notary Public
My Commission Expires: 6/3/24

NANCY BEATHER
STATE OF TENNESSEE
NOTARY PUBLIC
WILSON COUNTY
My Commission Expires 06-03-2024

STATE OF TENNESSEE
COUNTY OF WILSON

The actual consideration or value, whichever is greater, for this transfer is Ten Dollars and 00/100.

JUSTIN REEVES,
AFFIANT

Subscribed and sworn to before me this 9 day of ~~December~~ January, 2022.

NOTARY PUBLIC
My Commission Expires: 20

STACEY ROBINSON BARRETT
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
My Commission Expires 01-28-2026

This instrument was prepared based on information furnished by parties. The preparer makes no representations or warranties as to the correctness thereof or the status of the title to the property described herein

This Instrument was Prepared By:
Yancy Belcher, Attorney
2306 North Mount Juliet Road
Mount Juliet, Tennessee 37122
615.773.2889