Karen Johnson Davidson County
Batch# 960433 DEEDQC
01/12/2023 09:27:13 AM 1 pg
Fees: $13.00 Taxes: $29.90
20230112-0002662

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) Brenna Hosey	(NAME) SAME AS NEW OWNER	
(STREET ADDRESS) 312 McCoin Drive	(STREET ADDRESS)	025040-116.00
(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 **Andrew K. Richey, unmarried,** Grantor, does hereby quitclaim and convey unto **Brenna Hosey, unmarried**, 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:

Land in Davidson County, Tennessee, being Lot No. 3 on the Plan of Franklin Heights, Section II, of record in Plat Book 6900, Page 856, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Brenna Hosey, an unmarried woman and Andrew K. Richey, an unmarried man by deed from Henry E. Bolding and wife, Linda S. Bolding, of record in Instrument No. 202104190052310, Register's Office for Davidson County, Tennessee.

This is improved property known as: 312 McCoin Drive, Goodlettsville, TN 37072

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 8.080.00

Subscribed and sworn to before me this the 9 day of January, 2023.

Affiant

My commission expires: 1/28/26
(Affix Seal)

Notary Public

E A CARTER STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Witness my hand this 9TH day of January, 2023.

Andrew K. Richey

Andrew K. Richey

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 9TH day of January, 2023, before me personally appeared Andrew K. Richey, 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 his free act and deed.

Witness my hand and official seal this 9 day of January, 2023.

Notary Public

My Commission Expires: 1/28/26

E A CARTER STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY