QUITCLAIM DEED	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00 A. Grant Goddard Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF January, 2023. Notary Public MY COMMISSION EXPIRES: 09.07.2026 (AFFIX SEAL)
AJ-QCD-22-207	

THIS INSTRUMENT WAS PREPARED BY (and please return to):
Rudy & Partners, PLLC
2012 21st Avenue South
Nashville, TN 37212

STEPHEN DRUMMOND NOTARY PUBLIC TENNESSEE My Comm Exp. September 07, 2026 COUNTY OF DAVIDSON

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
A. Grant Goddard	New Owner	042 15 0 121.00
(NAME)	(NAME)	
207 Beverly Drive		
(ADDRESS)	(ADDRESS)	
Madison, TN, 37115		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF ZERO DOLLARS, CASH IN HAND, PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

LAURENCE W. GODDARD AND WIFE, COLLEEN H. GODDARD, AND A. GRANT GODDARD, UNMARRIED ("GRANTORS")

HAVE BARGAINED AND BY THESE PRESENTS DO TRANSFER AND CONVEY ALL THEIR INTEREST IN THE SUBJECT PROPERTY DESCRIBED HEREIN UNTO

A. GRANT GODDARD, UNMARRIED ("GRANTEE")

HIS HEIRS, SUCCESSORS, AND ASSIGNS, THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 53 ON THE PLAN OF BLAIR HEIGHTS SECTION THREE, AS OF RECORD IN BOOK 2133, PAGE 104, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO LAURENCE W. GODDARD AND WIFE, COLLEEN H. GODDARD, AND A. GRANT GODDARD, UNMARRIED, BY WARRANTY DEED FROM LEWIS NELSON HYATT, II, AND ANGELA HYATT, HUSBAND AND WIFE, OF RECORD IN INSTRUMENT NO. 20160601-0055011, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

This instrument has been prepared by information provided by the parties
No title search was conducted and no representations regarding title have been made by the Drafter

Karen Johnson Davidson County
Batch# 961432 DEEDQC
01/17/2023 10:49:04 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20230117-0003609

This is improved property known as: 207 Beverly Dr., Madison, TN, 37115.

Witness our hands this the 21 day of December, 2022.

Laurence W. Goddard
LAURENCE W. GODDARD

STATE OF New Mexico)
COUNTY OF Los Alamos)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **LAURENCE W. GODDARD,** the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 21 day of December 2022.

Notary Public

My Commission Expires: 11/14/2023

STATE OF NEW MEXICO
NOTARY PUBLIC
Rosalinda Pascual
Commission No. 1127553
November 14, 2023

Colleen H. Goddard
COLLEEN H. GODDARD

STATE OF New Mexico)
COUNTY OF Los Alamos)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **COLLEEN H. GODDARD,** the within named bargainor, 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 the 21 day of December, 2022.

Notary Public

My Commission Expires: 11/14/2023

STATE OF NEW MEXICO
NOTARY PUBLIC
Rosalinda Pascual
Commission No. 1127553
November 14, 2023

A. GRANT GODDARD

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **A. GRANT GODDARD,** the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 10th day of January, 2023

Notary Public

My Commission Expires: 09.07.2026

STEPHEN DRUMMOND
TENNESSEE NOTARY PUBLIC
My Comm Exp. September 07, 2026
COUNTY OF DAVIDSON