Karen Johnson Davidson County
Batch# 969427 DEEDQC
02/10/2023 09:54:41 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20230210-0009857

This Instrument Was Prepared By:
David B. Brogdon
Attorney at Law
230 North Main Street
Dickson, Tennessee 37055

THIS DEED WAS PREPARED FROM INFORMATION PROVIDED BY THE PARTIES.
NO TITLE SEARCH WAS REQUESTED NOR PERFORMED.
NO TAX ADVICE HAS BEEN GIVEN.

QUITCLAIM DEED

We, Foy Gilliland, Seth Gilliland and Grace Gilliland, heirs/next of kin of JoAnn Early, for and in consideration of the sum of $10.00 and no/100 ($10.00) dollars, by these presents do hereby quitclaim, transfer and convey unto Marcia Foncree, Lisa Cooper and Celina Ennis, their heirs and assigns, all of our right, title and interest in the following described tract or parcel of land in Davidson County, Tennessee:

> Land in Davidson County, Tennessee, being parts of Lots Nos. 22 and 23 in J.C. Owen's Buena Vista Plan of Small Lots, as of record in Book 57, page 26, Register's Office for said County, described as follows:
>
> Beginning on the easterly margin of 9th Avenue North, formerly Buena Vista Pike, at the common corner of Lots Nos. 23 and 24 on said plan; thence with the line between said two lots, easterly 141 feet to a stake in the west line of the Kenneth E. Douglas lot; thence with Douglas' west line, northerly 45 feet to a stake, his northwest corner; thence with his north line, easterly 30 feet, more or less, to the westerly margin of an alley; thence with the westerly margin of said alley, northerly 20 feet to a stake, T. J. Barnes' southeast corner; thence with Barnes' line, westerly 40 feet, more or less, to a stake southerly 20 feet to a stake, westerly 132 feet to the easterly margin of said 9th Avenue North or Barnes' southwest corner; thence with the easterly margin of said Avenue, southerly 45 feet to the beginning.
>
> Being part and parcel of the same property conveyed to JoAnn Early, by Quitclaim Deed dated September 28, 2010, from JoAnn Early, Executrix for the Estate of James Dewey Burnett, Probate Court for Davidson County, Tennessee, Docket No. 06P-1718, and of record in Deed Book 20101109, Page 89850, in the Registers Office of Davidson County, Tennessee.

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

It is the intent that Foy Gilliland, Seth Gilliland and Grace Gilliland divest any interest they may have in the above-described property.

Said JoAnn Early having died intestate on January 4, 2018, leaving her husband, Granville Early; children – Lisa Cooper, Marcia Foncree and Celia Ennis; son-in-law, Foy Gilliland; granddaughter, Grace Gilliland and Grandson, Seth Gilliland, as her heirs-at-law, as evidenced by

Affidavit of Heirships or record in instrument No. 20230113-0003072 and 20230113-0003073, at the Register's Office for Davidson County, Tennessee.

Said Granville Early having since died intestate on February 13, 2019, leaving his children-Lisa Cooper, Marcia Foncree and Celia Ennis; son-in-law, Foy Gilliland; granddaughter, Grace Gilliland and Grandson, Seth Gilliland, as his heirs-at-law, as evidenced by Affidavit of Heirships of record in instrument No. 20230113-0003074 and 20230113-0003075, at the Register's Office for Davidson County, Tennessee.

IN WITNESS WHEREOF, we have hereunto set our hands on this the 26 day of January, 2023.

Foy Gilliland

Seth Gilliland

Grace Gilliland

STATE OF TENNESSEE)
COUNTY OF Dickson)

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

Witness my hand and official seal at Dickson, Tennessee, on this 20 day of January, 2023.

My Commission Expires: 6-24-2024

NOTARY PUBLIC

ANDREW BLAKE RENFROE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DICKSON
MY COMMISSION EXPIRES JUNE 24, 2024

STATE OF TENNESSEE)
COUNTY OF Dickson)

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

Witness my hand and official seal at Dickson, Tennessee, on this 25 day of January, 2023.

My Commission Expires: 6-24-2024

NOTARY PUBLIC

ANDREW BLAKE RENFROE STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DICKSON MY COMMISSION EXPIRES JUNE 24, 2024

STATE OF TENNESSEE)
COUNTY OF Dickson)

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

Witness my hand and official seal at Dickson, Tennessee, on this 26 day of January, 2023.

My Commission Expires: 6-24-2024

NOTARY PUBLIC

ANDREW BLAKE RENFROE STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DICKSON MY COMMISSION EXPIRES JUNE 24, 2024

STATE OF TENNESSEE)
COUNTY OF Dickson)

I hereby swear or affirm that the actual consideration for this transfer is $10.00.

AFFIANT

Subscribed and sworn to before me this 20 day of January, 2023.

My Commission Expires: 6-24-2024

NOTARY PUBLIC

ANDREW BLAKE RENFROE STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DICKSON MY COMMISSION EXPIRES JUNE 24, 2024

MAP: 81-07
GROUP:
PARCEL: 156

ADDRESS OF NEW OWNER AND
SEND TAX BILLS TO:

Lisa E. Cooper
201 Oak Dr.
Dickson, TN 37055

This is (x) improved () unimproved property known as: 2002 9th Ave. N, Nashville, TN.