Send tax bills to

John Preston Lockhart Jr.
5193 Brick Church Pike
Goodlettsville, TN 37072

Karen Johnson Davidson County
Batch# 986829 DEEDQC
03/30/2023 01:35:56 PM 7 pgs
Fees: $38.00 Taxes: $3.70

20230330-0023193

Quitclaim Deed

RECORDING REQUESTED BY John Preston Lockhart JR
AND WHEN RECORDED MAIL TO:
John Preston Lockhart JR , Grantee(s)
5193 Brick Church Pike
Goodlettsville, TN 37072
Consideration: $ 1,000
Property Transfer Tax: $ 3.70
Assessor's Parcel No.: 17-357
PREPARED BY: Aretha J. Lockhart certifies herein that he or she has prepared this Deed.

Aretha J. Lockhart
Signature of Preparer

March 30, 2023
Date of Preparation

Aretha J Lockhart
Printed Name of Preparer

THIS QUITCLAIM DEED, executed on March 30, 2023 in the County of Davidson, State of Tennessee by Grantor(s), John Preston Lockhart and wife, Aretha J Lockhart, whose post office address is 5230 Brick Church Pike Goodlettsville TN 37072 to Grantee(s), John Preston Lockhart JR, whose post office address is 5193 Brick Church Pike Goodlettsville TN 37072

WITNESSETH, that the said Grantor(s), John Preston Lockhart and Aretha J. Lockhart for good consideration and for the sum of ten dollars ($ 10.00) paid by the said Grantee(s), the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said Grantee(s) forever, all the right, title,

interest and claim which the said Grantor(s) have in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Davidson, State of Tennessee and more specifically described as set forth in EXHIBIT "A" to this Quitclaim Deed, which is attached hereto and incorporated herein by reference.

IN WITNESS WHEREOF, the said Grantor(s) has signed and sealed these presents the day and year first above written. Signed, sealed and delivered in presence of:

GRANTOR(S):

Signature of Grantor

Print Name of Grantor

Signature of First Witness to Grantor(s)

Print Name of First Witness to Grantor(s)

Signature of Second Grantor (if applicable)

Aretha J Lockhart
Print Name of Second Grantor (if applicable)

Signature of Second Witness to Grantor(s)

Print Name of Second Witness to Grantor(s)

GRANTEE(S):

Signature of Grantee

John Preston Lockhart SR
Print Name of Grantee

Signature of First Witness to Grantee(s)

Print Name of First Witness to Grantee(s)

Signature of Second Grantee (if applicable)

Print Name of Second Grantee (if applicable)

Signature of Second Witness to Grantee(s)

Print Name of Second Witness to Grantee(s)

NOTARY ACKNOWLEDGMENT

State of Tennessee

County of Davidson

On March 30, 2023, before me, Andrea M. Merryman, a notary public in and for said state, personally appeared, Aretha J. Lockhart

who are known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons acted, executed the instrument.

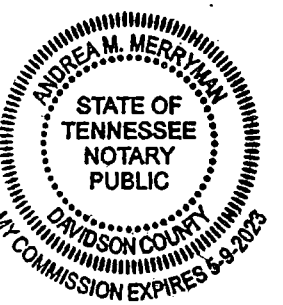
WITNESS my hand and official seal.

Andrea M. Merryman
Signature of Notary

Affiant Known _____ Produced ID ✓

Type of ID TN license

(Seal)



NOTARY ACKNOWLEDGMENT

State of Tennessee

County of Davidson

On March 30, 2023, before me, Andrea Merryman, a notary public in and for said state, personally appeared, John Preston Lockhart

who are known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons acted, executed the instrument.

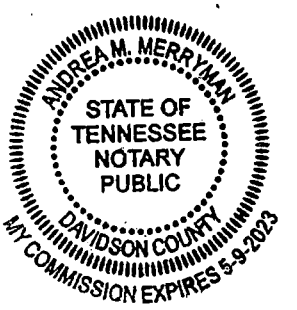
WITNESS my hand and official seal.

Andrea M. Merryman
Signature of Notary

Affiant Known _____ Produced ID ✓

Type of ID TN license

(Seal)



NOTARY ACKNOWLEDGMENT

State of Tennessee

County of Davidson

On March 30th, 2023, before me, Andrea Merryman, a notary public in and for said state, personally appeared, John Preston Lockhart, Jr.

who are known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons acted, executed the instrument.

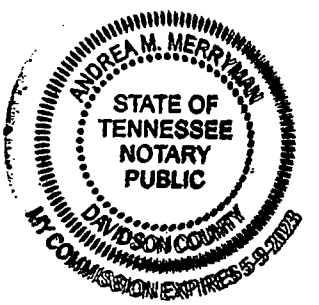
WITNESS my hand and official seal.

Andrea M Merryman
Signature of Notary

Affiant Known _____ Produced ID ✓

Type of ID TN license

(Seal)



KAREN JOHNSON
REGISTER OF DEEDS

www.nashville.gov/rod

PO Box 196398
Nashville, TN 37219-6398
(615) 862-6790 phone
(615) 880-2039 fax

The following oath of consideration is required on all deeds transferring property:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater for this transfer is $1,000.00.

John Preston Lockhart Jr.
Affiant

Subscribed and sworn before me, this 30th day of March, 2023

Andrea M. Merryman
Notary

ANDREA M. MERRYMAN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-9-2023

Exhibit "A"

Situated in the 10th Civil District of said County and State, and more particularly described as follows:

Being Lot No. 3 on the James Preston Skaggs property of record in plat Instrument Number 20010426-0041343, Register's Office for Davidson County, Tennessee., to which plat reference is hereby made for a more complete description of said lot.

Being the same property conveyed to John Preston Lockhart and wife, Aretha J. Lockhart by Quit Claim Deed dated 10/29/2004 from John Preston Lockhart of record in Instrument 20041104013328 2, Register's office for Davidson County, Tennessee.