# QUITCLAIM DEED

The actual consideration or value for this transfer is $ -0-

AFFIANT

STATE OF TENNESSEE }
COUNTY OF Davidson }

SWORN TO AND SUBSCRIBED before me this 30 day of MARCH, 2023

NOTARY PUBLIC

My Commission Expires: 11/06/2024

CHERYL DENISE WHITFIELD NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

Karen Johnson Davidson County
Batch# 986853 DEEDQC
03/30/2023 02:23:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230330-0023226

This space for Register of Deeds

This instrument was prepared by: Johnny Ellis, Attorney, 3844 Old Hickory Blvd; Old Hickory, TN. 37138 (615)847-2000

| ADDRESS NEW OWNER(S) | SEND TAX BILLS TO: | MAP / PARCEL NO. |
|---|---|---|
| ROBERT TODD DAVIS<br>114 Newport Dr<br>Old Hickory, TN 37138 | New Owners | 053 02 0 / 060.00 |

FOR LOVE AND AFFECTION AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) Dollars, cash in hand paid by **my son**, ROBERT TODD DAVIS, and other good and valuable consideration, the receipt of which is hereby acknowledged,

I, **BARBARA H. DAVIS**, a married woman, the GRANTOR herein, by these presents do transfer, QuitClaim and convey all my right title and interest, equitable and otherwise unto:

**ROBERT TODD DAVIS** , a married man, the GRANTEE herein, his heirs and assigns, a certain tract or parcel of land located in **Davidson** County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee being Lot No. 79 on the Plan of Brandywine Farms, Section II, as of record in Book 3700, page 29, Register's Office for Davidson County, Tennessee, to which said Plan specific reference is here made for a more particular and complete description of said Lot.

Being all the same property conveyed to Barbara H. Davis, by deed from Sherman R. Nash dated August 6, 2019, and of record as instrument #20190806-0078098, Register's Office for Davidson County, Tennessee.

The above description is the same as in the previous deed of record.

The property conveyed herein is transferred subject to such easements, limitations, encumbrances and restrictions of record in the Register's Office for Davidson County, TN, and otherwise, as may affect the property.

This is improved property known as: 306 Rolling Mill Road, Old Hickory, TN 37138.

Comes now BARBARA H. DAVIS, First being duly sworn according to law, and makes oath that,
This property has never been my primary residence, nor the residence of my spouse or any dependant, and this conveyance is not made to defeat the rights of any third party.

Sworn to and Witness my hand this 30th day of MARCH, 2023.

Barbara H. Davis
BARBARA H. DAVIS

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Leroy J. Ellis IV, a Notary Public in and for said County and State, the within named BARBARA H. DAVIS the bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument, for the purposes therein contained.

Sworn to and Witness my hand and official seal at Old Hickory, Tennessee this 30 day of MARCH, 2023.

NOTARY PUBLIC

My Commission Expires: 03/06/2024

LEROY JOHNSTON ELLIS IV NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. SEAL

**********

QUITCLAIM

DEED

**From:**
BARBARA H. DAVIS

**To:**
ROBERT TODD DAVIS

**Property:**
**306 Rolling Mill Road**
**Old Hickory, TN 37138**

202303300023226

**This Instrument was Prepared by:**

**Leroy Johnston Ellis IV**
**Attorney at Law**

**3844 Old Hickory Blvd.**
**Old Hickory Tennessee 37138**
**(615) 847-2000**

Johnny@LJELAW.com

# CERTIFICATE of AUTHENTICITY

I, **Leroy Johnston Ellis, IV** do hereby make oath that I am an Attorney licensed in the State of Tennessee, Bar # 017968, and custodian of the original version of the Electronic document tendered for registration herewith and that this Electronic document is a True and Exact copy of the Original document executed and authenticated according to law on 3/30 2023.

Leroy Johnston Ellis, IV, Affiant

March 30, 2023
Date

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Sworn to and subscribed before me this 30 day of March, 2023.

Cheryl Denise Whitfield
NOTARY PUBLIC

My Commission Expires: 11/06/2024

CHERYL DENISE WHITFIELD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

This Certificate Prepared by:
Johnny Ellis, Attorney-at-Law
3844 Old Hickory Blvd.
Old Hickory, TN. 37138
(615) 847-2000
Johnny@LJELAW.com