Karen Johnson Davidson County
Batch# 987313 DEEDQC
03/31/2023 02 48 23 PM 3 pgs
Fees: $17 00 Taxes: $0 00
20230331-0023562

THIS INSTRUMENT PREPARED BY:
Cheryl Cochran, Paralegal
13330 Old Hickory Boulevard
Antioch, Tennessee 37013
(This instrument prepared from information furnished by the parties hereto.)

ADDRESS NEW OWNER:	**SEND TAX BILLS TO:**	**MAP-PARCEL NO.**
Donald R. Green Linda E. Green Tracy Lynn Smith 6316 Pettus Road Antioch, Tennessee 37013	Same	Map 181-00-0 Parcel 132

QUITCLAIM DEED

For no monetary consideration, We, **Donald R. Green and Linda E. Green**, hereinafter called the Grantors, by these presents do transfer and convey unto **Donald R. Green, Linda E. Green and Tracy Lynn Smith**, as joint tenants with right of survivorship, hereinafter called the Grantees, her heirs and assigns, in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> LAND in Davidson County, Tennessee, being Tract No. 4 as shown on survey prepared by John Kohl and Company, dated April 13, 1982, described as follows:
>
> BEGINNING at a point in the southerly margin of Pettus Road, thance with the southerly margin of Pettus Road, South 87 deg.15' 30" East, 145 feet to an iron pin, being the common northerly corner of the property described herin and property owned by Donald R. Green and Linda E. Green of record in Book 9389, Page 787, said Register's Office, thence South 3 deg. 50' 48" West 954-85 feet to an iron pin,

being the common southerly corner of the property described herein, thence North 79 deg. 12' 52" West 146.05 feet to an iron pin, being the common southerly corner of the property described herein and property owned by Johnson of record in Book 5577, Page 261, said Register's Office; thence North 3 deg. 50' 49" East 934.41 feet to the point of beginning, containing 3.144 acres, more or less.

BEING the same property conveyed to Linda E. Green and Donald R. Green by deed from Leader Federal Mortgage, Inc. of record in Book 9389, Page 787, Register's Office for Davidson County, Tennessee.

This is improved property, known as 6316 Pettus Road, Antioch, Tennessee 37013.

And now, We, **Linda E. Green and Donald R. Green**, do hereby quitclaim and convey unto **Donald R. Green, Linda E. Green and Tracy Lynn Smith**, as joint tenants with right of survivorship, any and all interest which We may have in the property hereinabove described, and to which reference is here made, and said property interest is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises.

In witness whereof, I have set my name this 24 day of March, 2023.

Donald R. Green
DONALD R. GREEN

Linda E. Green
LINDA E. GREEN

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the aforesaid State and County, the within named **Linda E. Green and**

Donald R. Green, the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, on this the 24 day of March, 2023.

NOTARY PUBLIC

CHERYL J. COCHRAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: May 2, 2023

The actual consideration or value, whichever is greater for this transfer is $0.00.

Donald R Green
AFFIANT

Subscribed and sworn to before me this 24 day of March 2023.

NOTARY PUBLIC

CHERYL J. COCHRAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: May 2, 2023