Karen Johnson Davidson County
Batch# 989034 DEEDQC
04/05/2023 03 22 32 PM 3 pgs
Fees $17 00 Taxes $0 00
20230405-0024983

Prepared by:

Monte D. Watkins
Attorney at Law
Neal and Harwell ,PLC
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Nashville, TN 37203

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP- PAR
Maurice Danner, David Danner Chandra Danner Livingston, Arthur Danner, Jr. 4308 W. Hamilton Rd. Nashville, TN 37218	Same	058- 14-0-100.00

QUITCLAIM DEED

FOR AND CONSIDERATION of love and affection and other valuable consideration, the receipt of which is hereby acknowledged, Vinnie M. Taylor, by these presents do hereby quitclaim and convey all of her interest, right and title, but expressly reserving a life estate to me, unto my children, Maurice Danner, Chandra Danner Livingston, David Danner and Arthur Danner, Jr., and their heirs and assigns in and to the following described land in Davidson County, Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot No. 77 on the Plat of Gold Key Addition, Section I, as of record in Book 4675, page 14 and 15, Register's Office for said County.

Beginning at a point in the easterly margin of West Hamilton Road , at the common front corner of Lots 76 and 77; thence with the line between said two lots southeasterly 140.7 feet to a concrete monument, said point being the common rear corner of Lots 76,77 and 78; thence with the line between Lots 77 and 78, southerly 101.36 feet to a point in the northerly margin of Home Haven Drive; thence with the margin of the westerly 149.85 feet to a concrete monument at the beginning of a curve to the right having a radius of 25 feet; thence around said curve 39.27 feet to a concrete monument in the easterly margin of West Hamilton Road; thence with the margin of the same , northerly 147.53 feet to the point of beginning.

Being the same property conveyed to Vinnie Taylor (formerly Vinnie Danner) by quitclaim deed dated September 23, 2008, of record in 20080923-0096923, Register's Office for said County.

This is improved property known as 4308 W. Hamilton Rd., Nashville, TN, 37218.

WITNESS my hand this 28 day of March, 2023.

Vinnie M. Taylor

Vinnie M. Taylor

STATE OF TENNESSEE }

COUNTY OF DAVIDSON }

Personally appeared before me the undersigned, a Notary Public in and for said County and State, Vinnie M. Taylor, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Davidson County, TN this 28 day of March, 2023.

Byrettia L. Broady My Commission Expires: 7-6-26

NOTARY PUBLIC

BYRETTIA L BROADY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE }

COUNTY OF DAVIDSON }

I, hereby swear or affirm that the actual consideration for this transfer or value of the property or interest in property transferred, whichever is greater, is $-0- , DOLLARS.

Vinnie M. Taylor
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29 DAY OF March, 2023.

Byrettia L Broady
Notary Public

My Commission expires 7-6-26

BYRETTIA L BROADY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

QCD.VMD

My comm Expn 7-6-2026