Karen Johnson Davidson County
Batch# 1009398 DEEDQC
05/31/2023 01:22:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230531-0041046

This instrument prepared by:
Smith.Sholar.Milliken.PLLC
1164 Nashville Pike
Gallatin, TN 37066

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND SMITH.SHOLAR.MILLIKEN.PLLC. SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT, OR LEGAL AND/OR TAX RELATED COUNSEL. ***ATTN: THIS TRANSFER COULD AFFECT THE OWNER'S TITLE POLICY THAT YOU HAVE FOR THE SUBJECT PROPERTY.***

QUITCLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Map Parcel Numbers
(NAME) **Heather A. Johns**	(NAME) NEW OWNER	53-3-313
(STREET ADDRESS) **1510 Debow Street**		
(CITY) (STATE) (ZIP) Old Hickory, TN 37138	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged **Donald R. Tickle,** Grantor, does hereby quitclaim and convey unto **Heather A. Johns, unmarried,** the Grantee herein, its successors, heirs and assigns, all of Grantor's right, title and interest in and to the following described real property in DAVIDSON County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 226, on the plan of Village of Old Hickory, Section "C", of record in Plat Book 1424, Page 66, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Heather A. Johns and Donald R. Tickle, as tenants in common with right of survivorship by Deed dated March 3, 2017 from Strive Properties LLC, a Tennessee Limited Liability Company, recorded March 7, 2017, in Instrument Number 20170307-0022528, Register's Office of Davidson County, Tennessee.

The property address is: 1510 Debow Street, Old Hickory, TN 37138.

This CONVEYANCE is made subject to any and all plats, easements, restrictions, and other matters of record.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00

Subscribed and sworn to before me this the 23rd day of May, 2023.

KELLY SLAGLE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-6-2024

X _____
Affiant

My commission expires: 3/6/24
(Affix Seal)

_____
Notary Public

Witness my hand this 23rd day of May, 2023.

_____
Donald R. Tickle

STATE OF Tennessee
COUNTY OF Davidson

On this 23rd day of May, 2023, before me personally appeared **Donald R Tickle**, to me known to be the person(s) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her/their free act and deed.

Witness my hand and official seal this 23rd day of May, 2023.

Notary Public

1/28/26
My Commission Expires:

MICHAEL T. MOSER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

Tennessee Certification of Electronic Document

I, Trudy Milliken, do hereby make oath that I am a licensed attorney and/or the 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 5/23/23 (date of document).

Affiant Signature

5/31/23
Date

State of TN

County of Sumner

Sworn to and subscribed before me this 31 day of May, 2023.

Notary's Signature

MY COMMISSION EXPIRES: 3/1/25

NOTARY'S SEAL

KIM PERRY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY