NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON RESPONSIBLE FOR TAXES	MAP-PARCEL NUMBERS
Judith Mallory Underwood	SAME	Map/Parcel: 110020B01400CO
(NAME) 415 Anchor Reserve Cove	(NAME)	
(STREET ADDRESS) Hermitage, TN 37076	(STREET ADDRESS)	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP)	

Karen Johnson Davidson County
Batch# 1011144 DEEDQC
06/05/2023 12:14:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230605-0042389

THIS INSTRUMENT WAS PREPARED BY

James N. Bryan, Jr.
205 Stokesboro Court
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS
$ -0- Judith Mallory Underwood
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
18th DAY OF May, 2023

NOTARY PUBLIC
MY COMMISSION EXPIRES: May 3, 2025
(AFFIX SEAL)

SHANNON LEE LUMPKIN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

QUITCLAIM DEED

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create joint tenancy with the right of survivorship, I, Judith Mallory Underwood, an unmarried woman, by these presents to hereby quitclaim all of my interest unto Judith Mallory Underwood and Kenneth W. Hudson, as Joint Tenants With the Right of Survivorship, the following described tract or parcel of land, to wit:

> Being Unit B of Lot 9, on the Plan of the Reserve at Seven Points, Lots 1 through 41 and Open Spaces A through H, a Horizontal Property Regime with Private Elements, established by the Declarations of Covenants, Conditions and Restrictions for the Reserve at Seven Points, Lots 1 through 41 and Open Spaces A through H of record in Instrument 20171004-0101710, and amended in Instrument 20180323-0027343, to reference plat and shown on amendment of record in Instrument 20180809-0078821, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said unit;

Being the same property conveyed to James Edward Underwood and Judith Mallory Underwood by deed from Frank Batson Homes, Inc., dated January 25, 2019, of record as Instrument number 20190125-0007795. The said James Edward Underwood having died on May 28, 2022, and his Estate probated in the Probate Court for Davidson County, Tennessee, being docket number 22P-1426;

This conveyance is subject to all terms and provisions of the Restrictions and By-Laws of record in Instrument number 20171004-0101710, amended in Instrument number 20180323-0027343 and Instrument number 20180809-0078821 and all other restrictions and easements of record.

unimproved ( )
This is improved (X) property, known as 415 Anchor Reserve Cove, Unit B, Hermitage, TN 37076
(House Number) (Street) (P.O. Box) (City or Town) (Zip)

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF we have hereunto set our hands on this 18th day of May, 2023.

Judith Mallory Underwood
Judith Mallory Underwood

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Shannon Lee Lumpkin a Notary Public in and for said County and State, the within named, Judith Mallory Underwood, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 19th day of May, 2023.

Notary Public

My commission expires: Nov 3, 2025

SHANNON LEE LUMPKIN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I, James N. Bryan, Jr., do hereby make oath that I am the licensed attorney /custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Name

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, William N. Benjamin, a notary public for this county and state, **James N. Bryan, Jr.,** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires 1/4/2027

WILLIAM BENJAMIN JR.
TENNESSEE
NOTARY
PUBLIC
COUNTY OF DAVIDSON