Karen Johnson Davidson County
Batch# 1027158 DEEDQC
07/18/2023 08 58 22 AM 2 pgs
Fees $12 00 Taxes $0 00
20230718-0055037

THIS INSTRUMENT PREPARED BY:

MIKE J. URQUHART
ATTORNEY AT LAW
121 EAST CEDAR STREET
GOODLETTSVILLE, TENNESSEE 37072

QUITCLAIM DEED

FROM: **JOEL A. SMITH, SR.**

TO: **JAMES W. SMITH**

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater, for this transfer is $10 00

JOEL A. SMITH, JR.

Subscribed and sworn to before me this the 10 day of July, 2023

MIKE J URQUHART STATE TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON My Commission Expires July 06, 2026

NOTARY PUBLIC

My Commission Expires _____

Address New Owner:	**Send Tax Bill To:**	**Map & Parcel:**
James W. Smith. 112 Lawson Wall Dr Huntsville, Alabama 37806	P.O. Box 157 Madison, TN 37116	072 06 0 188.00

FOR AND IN CONSIDERATION of Ten and no/ 100 Dollars ($10.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, I, **JOEL A. SMITH, SR.,** hereinafter called Grantor, have bargained and sold, and by these presents do transfer and convey unto **JAMES W. SMITH**, hereinafter called Grantee, his heirs and assigns, all of my right title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

LAND in Davidson County, Tennessee, being Lot No. 21, Casper Zopfi Place of record at Map & Parcel 072 06 0 188.00, and more commonly known as 1051 E. Trinity Lane, to which reference is made for a more complete description in the Register's Office for Davidson County, Tennessee.

BEING the same property conveyed by Affidavit of Heirship or record at instrument no. 20210122-0010095, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

This property is commonly known as 1051 E. Trinity Lane, Nashville, Davidson County, Tennessee 37216.

THIS CONVEYANCE is subject to any and all existing restrictions and easements of record.

IN WITNESS WHEREOF, the undersigned have executed this instrument this the 11 day of July, 2023.

"GRANTOR"

JOEL A. SMITH, SR.

STATE OF TENNESSEE |
COUNTY OF DAVIDSON |

Personally appeared before me, a Notary Public, in and for said County and State, the within named **Joel A. Smith, Sr.** (Grantor), 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, the 11 day of July, 2023.

NOTARY PUBLIC

MIKE J URQUHART
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires July 06, 2026

My Commission Expires: _____.