Karen Johnson Davidson County
Batch# 1030725 DEEDQC
07/26/2023 08:55:54 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20230726-0057514

THIS DEED IS BEING PREPARED FROM INFORMATION FURNISHED BY GRANTOR HEREIN AND NO EXAMINATION OF THE PUBLIC RECORDS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE HAS BEEN MADE TO DETERMINE OWNERSHIP OR STATUS OF TITLE.

ADDRESS OF NEW OWNER IS:
LONEY JOHN HUTCHINS
4307 Elkins Avenue
Nashville, TN 37209

THIS INSTRUMENT PREPARED BY:
KELLY & SMITH LAW OFFICES
121 PUBLIC SQUARE
GALLATIN, TN 37066

SEND TAX BILLS TO:
Loney John Hutchins
4307 Elkins Avenue
Nashville, TN 37209

MAP AND PARCEL NUMBER: 09116021300

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of **TEN AND NO/100 ($10.00)** **DOLLARS**, and other good and valuable considerations, the receipt of all of which is hereby made, **LP HUTCHINS GENERAL PARTNERS,** by these presents do hereby convey and quitclaim all our right, title and interest to **LONEY JOHN HUTCHINS**, his heirs and assigns, in and to the following described lot or parcel of land situated in Davidson County, Tennessee, as follows:

> Land in Davidson County, Tennessee, being Lot No. 208 and the easterly one-half of Lot No. 210 on the Plan of CHARLOTTE PARK ADDITION TO WEST NASHVILLE as of record in Plat Book 57, page 103, Register's Office of Davidson County, Tennessee to which plan reference is made for a more complete description.
>
> BEING the same property conveyed to LP Hutchins General Partners by Quitclaim Deed from Loney F. Hutchins and wife, Phyllis Joan Hutchins dated February 4, 2015 and of record in Instrument Number: 20150226-0016528 in the Register's Office for Davidson County, Tennessee.

WITNESS our hands this the 20 day of July, 2023.

LP HUTCHINS GENERAL PARTNERS

BY: Loney F. Hutchins
LONEY F. HUTCHINS,
MANAGING PARTNER

BY: P. Joan Hutchins
P. JOAN HUTCHINS,
MANAGING PARTNER

STATE OF TENNESSEE

COUNTY OF SUMNER

PERSONALLY appeared before me, the undersigned, a Notary Public in and for said County and State, the within named LONEY F. HUTCHINS AND P. JOAN HUTCHINS,, MANAGING PARTNERS OF LP HUTCHINS GENERAL PARTNERS, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the foregoing instrument for the purposes therein contained as Managing Partners of LP Hutchins General Partners.

WITNESS my hand and official seal at Gallatin, Tennessee, on this the 20th day of July, 2023.

Sandra E. Ketchum
NOTARY PUBLIC

MY COMMISSION EXPIRES: 01/31/2024

SANDRA E KETCHUM STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires 01-31-2024

OATH

STATE OF TENNESSEE

COUNTY OF SUMNER

I, or We, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 0, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

P Joan Hutchins
AFFIANT

SUBSCRIBED and sworn to before me, this the 20th day July, 2023.

Sandra E. Ketchum
NOTARY PUBLIC

MY COMMISSION EXPIRES: 01/31/2024

SANDRA E KETCHUM STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires 01-31-2024