This Instrument Prepared by:
Covington G. Dismukes
Dismukes Law, PLLC
604 S. Margin Street
Franklin, TN 37064
(615) 200-8818

Karen Johnson Davidson County
Batch# 1038242 DEEDQC
08/15/2023 08 42 38 AM 2 pgs
Fees $12 00 Taxes $0 00
20230815-0063302

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILL TO:	MAP PARCEL NO.:
Eleanor and Joseph Leist 2721 Call Hill Road Nashville, TN 37211	Same	172-12-0B-124.00-CO

FOR AND IN CONSIDERATION of the sum of Ten Dollars and NO/100 ($10.00), and other good and valuable considerations, receipt and legal sufficiency of which valuable consideration is hereby acknowledged, **ELEANOR CLAIRE LEIST** (formerly **ELEANOR C. SARGENT**) ("**Grantor**") does hereby assign, transfer, convey, and quitclaim any and all of her rights, title and interest in certain real estate in Davidson County, Tennessee, which is described below, unto **ELEANOR CLAIRE LEIST** and **JOSEPH SHAKER LEIST**, **husband and wife**, and their successors, heirs and assigns. The real estate is described as follows:

> Land in Davidson County, TN, being Lot No. 447 on the Plan of Bradford Hills, Section Seven, of record in Book 7900, Page 6 and amended in Book 7900, Pages 337 & 338, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Eleanor C. Sargent by Warranty Deed from Wardell Bryan Sargent of record in Instrument No. 20210505-0060265, Register's Office for Davidson County, Tennessee, dated April 30, 2021 and recorded on May 5, 2021.

The foregoing conveyance is subject to all encumbrances, easements, restrictive covenants and other matters, whether or not of public record, as may affect the above described property.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The consideration for this conveyance, per T.C.A. 67-4-409(a)(4), is $-0-.

Subscribed and sworn to before me this the 5th day of August, 2023.

Affiant

Notary Public My Commission Expires: _____

COVINGTON G DISMUKES STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON MY COMM EXPIRES DECEMBER 13, 2025

This is improved property, known as 2721 Call Hill Road, Nashville, TN 37211.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE DESCRIPTION OF OR STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION.

WITNESS our hands this the 5th day of August, 2023.

ELEANOR CLAIRE LEIST (formerly **ELEANOR C. SARGENT**)

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **ELEANOR CLAIRE LEIST** (formerly **ELEANOR C. SARGENT**), the within named Grantor, with whom I am personally acquainted (or who was identified to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal, at office, this 5th day of August, 2023.

Notary Public My Commission Expires: _____

COVINGTON G DISMUKES STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON MY COMM EXPIRES DECEMBER 13 2025