Karen Johnson Davidson County
Batch# 1050066 DEEDQC
09/14/2023 12:04:38 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230914-0072176

THIS INSTRUMENT PREPARED BY:
UNGER & GODWIN
ATTORNEYS AT LAW
P.O. BOX 842
MARTIN, TENNESSEE

PREPARED WITHOUT BENEFIT OF TITLE OPINION OR SURVEY

QUITCLAIM DEED

THIS INSTRUMENT is made and entered into on this the 14th day of September, 2023, by and between JANE E. CONDURELIS AND DAVID J. NEWBILL, Parties of the First Part and JOSEPHINE A. NEWBILL, Party of the Second Part,

WITNESSETH

That for and in consideration of the sum of One Dollar, cash in hand paid, receipt of which is hereby acknowledged, the Parties of the First Part convey and quitclaim unto the Party of the Second Part, her heirs and assigns, all of their right, title and interest in and to the following described real estate, located in Davidson County, Tennessee, to-wit:

BEING Lot No. 1074 on the Plan of Brentwood Hall, Section 14, of record in Book 2663, Page 129, Register's Office for said County.

Said Lot No. 1074 fronts 100 feet on the northwesterly side of Manley Drive, and extends back 298.2 feet on the northeasterly line and 283.3 feet on the southwesterly line, to a dead line in the rear, which is a broken line on which it measures 106.9 feet.

It being the same conveyed to Robert Lees Newbill and wife, Josephine A. Newbill by Deed of Reginald D. Coggin and wife, Anne M. Coggin dated May 26, 1969 and of record in Book 4336, Page 438, Register's Office of Davidson County, Tennessee. Robert Lees Newbill is deceased, his date of death being June 30, 1991, leaving Josephine A. Newbill as the sole owner as surviving tenant by the entireties. See also Quitclaim Deed dated August 26, 2015, recorded August 27, 2015 in Book 20150827-0086794, Register's Office of Davidson County, Tennessee.

Map 146-16, Parcel 108

The intent of this conveyance is for Josephine A. Newbill to own the above property in fee simple.

The name and address of the property owner and person responsible for the payment of the 2024 real estate taxes:

Josephine A. Newbill
456 Manley Drive
Nashville, TN 37220

IN TESTIMONY WHEREOF, the Parties of the First Part have hereunto set their signatures, this the day and date first above written.

Jane E. Condurelis
JANE E. CONDURELIS

STATE OF TENNESSEE
COUNTY OF Williamson

On this 14th **day of September, 2023, before me personally appeared JANE E. CONDURELIS, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.**

Witness my hand and seal of office in said County on the day above written.

Louisa Lea Smith
NOTARY PUBLIC

My Commission Expires: 07/06/2026

LOUISA LEA SMITH
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 07/06/2026
WILLIAMSON COUNTY

DAVID J. NEWBILL

STATE OF TENNESSEE
COUNTY OF WEAKLEY

On this 14th day of September, 2023, before me personally appeared DAVID J. NEWBILL, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

Witness my hand and seal of office in said County on the day above written.

NOTARY PUBLIC

CAROL S. GODWIN NOTARY PUBLIC AT LARGE WEAKLEY CO., TENNESSEE

My Commission Expires: 01-22-2025

I swear or affirm that in accordance with T.C.A. 67-4-409(a)(4), no recordation tax is due in that the actual consideration is $1.00.

Affiant

Sworn to and subscribed before me, this 14th day of September, 2023.

NOTARY PUBLIC

CAROL S. GODWIN NOTARY PUBLIC AT LARGE WEAKLEY CO., TENNESSEE

My Commission Expires: 01-22-2025