Karen Johnson Davidson County
Batch# 1056019 DEEDQC
10/02/2023 09:28:39 AM 2 pgs
Fees $12.00 Taxes $0.00
20231002-0076949

This Instrument Prepared By:
Agee & Tinsley Attorneys
406 West Main St. Suite A
Lebanon, TN 37087

Owners:
Dorothy J. Smith
John David Harris
James Keith Harris
103 Keeneland Dr.
Hermitage, TN 37076

Send Tax Bill to:
Dorothy J. Smith
103 Keeneland Dr.
Hermitage, TN 37076

Map & Parcel Numbers:
064-12-0C-103 CO

**This document was prepared solely from information provided by the parties, no title search or settlement was performed, and no legal advice is given as to tax related matters or consequences.**

## QUITCLAIM DEED

THE UNDERSIGNED GRANTOR, **Dorothy J. Smith**, in consideration of the amount of Ten Dollars ($10.00), cash in hand paid, love and affection, and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby convey and forever quitclaim unto: **John David Harris and James Keith Harris**, their heirs, successors, and assigns, forever, all of the right, title, and interest in and to a certain tracts or parcels of land, **WITH THE GRANTOR RESERVING A LIFE ESTATE,** situated and lying in **Davidson** County, Tennessee, described in the most recent deed, as follows:

> Land in Davidson County, Tennessee, being Building Envelope 103 of Lexington, LTD, Phase 1, of record in Plat Book 6250, page 340, Register's Office for Davidson County, Tennessee to which reference is hereby made for a more complete and accurate description of said Building Envelope.
>
> Being the same property conveyed to Dorothy J. Smith from Frances H. Gregory, Trustee of the Frances H. Gregory Revocable Living Trust dated June 10, 1998, by deed dated July 24, 2012, of record as Instrument No. 20120726-0065781, in the Register's Office for Davidson County, Tennessee.

THIS INSTRUMENT and the interest hereby released and conveyed are subject to all taxes, restrictions, easements, ordinances, and encumbrances as may affect the premises.

WITNESS my hand this 26th day of September, 2023.

Dorothy J. Smith

Dorothy J. Smith

STATE OF TENNESSEE )
COUNTY OF WILSON )

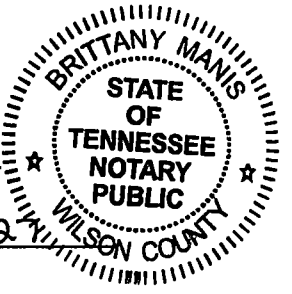
Personally appeared before me, the undersigned, a notary public of the State and County aforesaid, Dorothy J. Smith, with whom I am personally acquainted or who proved her identity to me in a satisfactory manner, and who acknowledged that she executed the within instrument for the purpose therein contained.

WITNESS my hand this 26th day of September, 2023.

Brittany Manis

Notary Public

My Commission Expires: 6/26/27




The actual consideration or value, whichever is greater, for this transfer is $0.00.

Dorothy J. Smith

Affiant

Sworn to and subscribed before me this 26th day of September, 2023.

Brittany Manis

Notary Public

My Commission Expires: 6/26/27

