Karen Johnson Davidson County
Batch# 1067045 DEEDQC
11/01/2023 11:07:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20231101-0085425

This instrument prepared by:
Smith.Sholar.Milliken.PLLC
1164 Nashville Pike
Gallatin, Tn 37066

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND SMITH.SHOLAR.MILLIKEN.PLLC. SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT, OR LEGAL AND/OR TAX RELATED COUNSEL. ***ATTN: THIS TRANSFER COULD AFFECT THE OWNER'S TITLE POLICY THAT YOU HAVE FOR THE SUBJECT PROPERTY.***

QUITCLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Map Parcel Numbers
(NAME) Michael E. Barnes	(NAME) SAME	019-13-0-040
(STREET ADDRESS) 903 LAKE PARK DR.		
(CITY) (STATE) (ZIP) GALLATIN TN 37066	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged **Michael E. Barnes, an unmarried man,** Grantor, does hereby quitclaim and convey unto **Michael E. Barnes, an unmarried man,** Grantee herein, its successors, heirs and assigns, all of Grantor's right, title and interest in and to the following described real property in **DAVIDSON** County, Tennessee, as follows:

LAND in Davidson County, Tennessee, being Lot No. 14 on the Map showing Subdivision of part of W.B. Myers' Home Place, Goodlettsville, Tennessee, as shown on plat of record in Book 547, Page 41, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Also included in the above description is a portion of an alleyway abandoned by the City of Goodlettsville in Ordinance No. 19-959. See Metro Ordinance No. OR-20190959.

Being the same property previously conveyed to Cole & Garrett Funeral Home, Inc., a Tennessee corporation, by Quitclaim Deed from Joe D. Adams, Trustee, dated April 25, 1989 and recorded April 27, 1989 in Book 7826, Page 113, in the Register's Office of Davidson County, Tennessee.

Also being a portion of the same property conveyed to Timothy M. Garrett, by Quitclaim Deed from Cole & Garrett Funeral Home, Inc., dated September 12, 1995 and recorded September 13, 1995 in Book 9793, Page 654, in the Register's Office of Davidson County, Tennessee.

Further, being a portion the same property conveyed to Timothy M. Garrett, by Quitclaim Deed from Cole & Garrett Funeral Home, Inc., dated September 12, 1995 and recorded September 13, 1995 in Book 9793, Page 654, in the Register's Office of Davidson County, Tennessee. Cole & Garrett Funeral Home was erroneously referenced as Cole & Garrett Funeral Homes.

Further, being a portion of the same property conveyed to Michael E. Barnes, an unmarried man by Warranty Deed from Timothy M. Garrett, a married man, dated October 10, 2023 and recorded October 12, 2023 in Instrument Number 20231012-0079899, Register's Office for Davidson County, Tennessee.

The property address is: located at 1113 Myers Street, Goodlettsville, TN 37072
M&P : 019-13-0-040

This CONVEYANCE is made subject to any and all plats, easements, restrictions, and other matters of record.

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer is $ 00.00

Subscribed and sworn to before me this the 1st day of November, 2023.

Kim Perry
Affiant

My commission expires: 3/1/25
(Affix Seal)

Notary Public

KIM PERRY
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY

Witness my hand this 1st day of November, 2023.

By:

Michael E Barnes
Michael E. Barnes

STATE OF TENNESSEE
COUNTY OF SUMNER

On this 1st day of November, 2023, before me personally appeared **Michael E. Barnes** to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 1st day of November, 2023.

Preston D Matthews
Notary Signature
My commission expires: 6/7/25

PRESTON D MATTHEWS
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY

Tennessee Certification of Electronic Document

I, Trudy Milliken, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 11/1/23 (date of document).

Affiant Signature

11/1/23
Date

State of TN

County of Sumner

Sworn to and subscribed before me this 1 day of November, 23

Notary's Signature

MY COMMISSION EXPIRES: 3/1/25

NOTARY'S SEAL

KIM PERRY
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY