Karen Johnson Davidson County
Batch# 1071818 DEEDQC
11/14/2023 03:28:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20231114-0088875

Prepared from information submitted by the parties without opinion of title or survey by Daniel L. Wischhof, Attorney, P. O. Box 681416, Franklin, Tennessee 37068

ADDRESS NEW OWNER:	**SEND TAX BILLS TO:**	**TAX MAP/PARCEL #**
Katina Spencer, et. vir. 1267 Lowes Lane Goodlettsville, Tennessee 37072	Same	Map 033.00.00 Parcel 057.00

QUITCLAIM DEED

KNOW ALL BY THESE PRESENTS: For a good and valuable consideration, the receipt and sufficiency of which is acknowledged, I, **DYLAN DUANE HENRY,** quitclaim and convey to **KATINA SPENCER and HOWARD GREGORY SPENCER, JR., wife and husband** all of my right, title and interest a parcel of land in Davidson County, Tennessee, described in the exact language of the prior deeds as follows:

> BEGINNING at a point six feet north of the Old Stone corner and running thence N. 2-3/4° E 481.8 feet to the Old Stone corner; thence N. 87° W 105 feet to a stake; thence S. 2-3/4° W 481.8 feet to a stone; thence South 87° E 105 feet to the point of beginning, and containing 1.16 acres, and being a part of an 8 acre tract of T. J. Lowe as shown by survey of Eric Drake, County Surveyor, made on October 20, 1936.
>
> Being the same property conveyed to Doris Underwood Stockton by warranty deed of record in Book 4859, Page 15, Register's Office for Davidson County, Tennessee. Doris Underwood Stockton conveyed the property to Dylan Duane Henry, reserving to herself a life estate, by quitclaim deed of record as Instrument 20150624-0060670, said Register's Office. The said Doris Underwood Stockton died on October 7, 2015.
>
> **This is unimproved property on Lowe's Lane, Goodlettsville, TN.**
>
> This property is not a residence of Grantor, his spouse or any dependent.

The preparer renders no opinion and makes no representation with respect to any matter of title, survey, tax or public benefit consequences, or the status of any undertaking by which the property is encumbered.

Witness my signature this date: 11/14/2023

Dylan Duane Henry

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, the within named Dylan Duane Henry, the bargainor, with whom I am personally acquainted (or proven to me on the basis of satisfactory evidence) and who, being duly sworn, executed the within instrument for the purposes therein contained as her free act and deed.

Witness my hand and seal this dat 11/14/2023

Notary Public

DANIEL L. WISCHHOF STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My commission expires: 7/6/2026

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration or value for this transfer, whichever is greater, is $ -0- .

Affiant

Sworn to and subscribed before me this date: 11-14-2023

Notary Public

DANIEL L. WISCHHOF STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My commission expires: 7/6/2026

CERTIFICATE OF AUTHENTICITY

I, the undersigned Daniel L. Wischhof, 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 14TH day of NOVEMBER, 2023.

Date: 11-14-2023

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Theresa C. Richardson, a notary public for this county and state, Daniel L. Wischhof, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed on this 14TH day of NOVEMBER, 2023.

My commission expires 7/9/2024.

THERESA C. RICHARDSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY