Karen Johnson Davidson County
Batch# 1084065 DEEDQC
12/20/2023 10:11:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20231220-0098039

This Instrument
Prepared By:
and return to:
HHHL, PLLC
1104 Fatherland Street
Nashville, TN 37206
(615) 712-6391

QUITCLAIM DEED

FOR AND IN CONSIDERATION of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, and for the express purpose of creating a separate tax parcel **Richard A. DeRoberts and Eleanor Claire DeRoberts, husband and wife**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Richard Andrew DeRoberts and Eleanor Claire DeRoberts, husband and wife**, hereinafter called the Grantee, its successors and assigns, a certain tract or parcel of land located in Davidson County, Tennessee and is further described as:

Being Lots Nos. 298, 299, 300, and 301on the Map of McEwen Place, as of record in Book 332, page 133, Register's Office for said County.

Being a portion of the same property conveyed to Richard A. DeRoberts and Eleanor Claire DeRoberts, husband and wife, by Warranty Deed from Larry J. Brown and spouse, Todd Cantrell, of record in Instrument No. 20231219-0097658 Register's Office for Davidson County, Tennessee.

Richard A. DeRoberts and Richard Andrew DeRoberts are one and the same person.

IN WITNESS WHEREOF, we have hereunto set out hands on this 18th day of December, 2023.

Richard Andrew DeRoberts

Eleanor Claire DeRoberts

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned authority, a Notary Public of the State and County mentioned, personally appeared Richard Andrew DeRoberts and Eleanor Claire Deroberts, with who I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 18th day of December, 2023.

Notary Public

My Commission Expires:

JOSHUA L. HUNTER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires November 03, 2025

AFFIDAVIT OF CONSIDERATION

Name and Address of Property Owner:	Person or Entity Responsible For Payment of Property Taxes:	Map & Parcel Number of Property Transferred:
Andrew and Claire DeRoberts 1814 Ordway Place Nashville, TN 37206	**Same as** New Owner	Davidson County 083-10-0-244.00

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is Ten Dollars ($10.00), which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

D Hardwick

Affiant

Sworn to and subscribed before me on the 18th day of December, 2023.

Notary Public

My Commission Expires:

JOSHUA L. HUNTER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires November 03, 2025

Certificate of Authenticity

I, Dawnielle Hardwick, 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 **December 18, 2023**.

Date

D Hardwick

Affiant Signature

December 20, 2023

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this **20th** day of **December**, 20**23**.

Notary's Signature

My Commission Expires: 7/4/2024

Date

Notary's Seal (if on paper)

ALLISON TAYLOR
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES 07/06/2026