This Instrument Prepared By:
Four Star Title, LLC
2500 N. Mt. Juliet Road
Mt. Juliet, TN 37122

Karen Johnson Davidson County
Batch# 1098229 DEEDQC
02/06/2024 09:21:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240206-0008203

QUITCLAIM DEED

NEW OWNER:
Christopher Riner
Stephanie Riner
717 General Kershaw
Old Hickory, TN 37138

SEND TAX BILLS TO:
Same As New Owner

MAP/PARCEL
05416005400

For and in consideration of the sum of One Dollar ($1.00) cash in hand paid by GRANTEE, the receipt of which is hereby acknowledged, **Bobby Hurt,** hereinafter called the GRANTOR(S), does hereby quitclaim and convey unto **Christopher and Stephanie Riner, Husband and Wife,** hereinafter called the GRANTEE, all right, title and interest, they have in the property listed below:

Beginning at an iron pin (O) in the westerly right-of-way General Kershaw Drive, and being the southeast corner of a tract owned by Bobby and Pam Hurt as of record in instrument #20130516-0049363 R.O.D.C., TN., THENCE: N 55 deg 09 min 04 sec W, 237.50' to an iron pin (o0 in the line of U.S. Corp of Engineers, THENCE: S 16 deg 21 min 00 sec W, 42.00' to a new point, THENCE: with a new line S 51 deg 54 min 16 sec E, 267.90' to a new point, THENCE: N 03 deg 21 min 43 sec W, 70.00' to the point of beginning containing 0.27 acres more or Less.

Being the same property conveyed to **Bobby Hurt from Mason Hunter,** by Quitclaim Deed dated August 17, 2016, and recorded on August 26, 2016, Instrument Number 20160826-0089646, in the Register's Office of Davidson County, Tennessee.

This is improved property located at **General Kershaw Drive, Old Hickory, TN 37138.**

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the GRANTOR has hereunder set his hand(s) this 30th day of January, 2024.

Bobby Hurt

STATE OF TENNESSEE
COUNTY OF WILSON

Before me, the undersigned Notary, personally appeared **Bobby Hurt**, known to me, or proved on the basis of satisfactory evidence, and who acknowledged that he is the one who executed the foregoing instrument for the purposes therein contained, as his free act and deed.

Witness my hand and official seal on this 30th day of January, 2024.

NOTARY

KIRK HUNNICUTT STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

My Commission Expires: 1/28/26

STATE OF TENNESSEE
COUNTY OF WILSON

The actual consideration for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me, this 30th day of January, 2024.

NOTARY PUBLIC

My Commission Expires: 1/28/26

KIRK HUNNICUTT STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

TRUE COPY CERTIFICATION

I, Tonya Thomas, do hereby make oath that I am a licensed attorney and/or title agent and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and certified copy of the original document executed and authenticated according to law on 1/30/24 (date of document).

Tonya Thomas
Affiant Signature Date 1/30/24

STATE OF TENNESSEE
COUNTY OF WILSON

Before me, the undersigned Notary in and for said County and State, personally appeared TONYA THOMAS, with whom I am acquainted, of proved on the basis of satisfactory evidence, and who acknowledged that he/she executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal this 30th day of January, 2024.

NOTARY PUBLIC
EXP. 1/28/26

KIRK HUNNICUTT
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY