Karen Johnson Davidson County
Batch# 1099220 DEEDWARR
02/08/2024 02:04:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20240208-0009001

QUITCLAIM DEED

STATE OF TENNESSEE

COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF February, 2024

Notary Public

MY COMMISSION EXPIRES: 3/6/24

(AFFIX SEAL)

PATRICIA NICHOLS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Robert J. Notestine, III, Attorney at Law
Metropolitan Escrow, Inc., 217 Pineway Drive, Nashville, TN 37217

PREPARED FROM INFORMATION FURNISHED BY THE PARTIES.

File No.: 24-0041

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Lang Sayasack and Sybandit Sayasack and Sunnee Sayasack	New Owners	Map: 18200004400
(NAME) 4000 Cherish Hope Ct.	(NAME)	
(ADDRESS) La Vergne, TN 37086	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

LAY SAYASACK AND HUSBAND, LANG SAYASACK,

HEREINAFTER CALLED THE GRANTORS, AND BY THESE PRESENTS DO QUITCLAIM AND CONVEY UNTO

LANG SAYASACK, MARRIED, AND SYBANDIT SAYASACK, MARRIED, AND SUNNEE SAYASACK, MARRIED,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF OUR INTEREST IN THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE LOCATED IN DAVIDSON COUNTY, TENNESSEE:

Land in the 5th Civil District of Davidson County, Tennessee, described according to a survey made by John Coleman Hayes, Jr. and Associates, July 12, 1968, as follows:

Beginning at an iron pin in the westerly margin of Hobson Pike. Said iron pin being the common front corner of the land herein described and the tract of land conveyed to Grace Cotten by deed of record in Book 4310, page 372; thence leaving said pike south 81 deg. 54 min. 30 sec. west 652.72 feet to an iron pin; thence north 03 deg. 22 min. 30 sec. east 456.00 feet to an iron pin in the south margin of Hobson Pike; thence along the said margin of Hobson Pike south 84 deg. 04 min. 30 sec. east 405.03 feet to an iron pin; thence continuing along the margin of said pike south 73 deg. 15 min. 30 sec. east 109.83 feet to an iron pin which is the beginning of a curve; thence along said curve 98.00 feet to an iron pin in the westerly margin of Hobson Pike; thence south 12 deg. 13 min. 30 sec. east 226.42 feet to the point of beginning.

Included in the above description. But specifically excluded therefrom is the following described tract:

Beginning at a point located at the southeasterly property corner of the above described parcel of land, said point also being located in the westerly right of way margin of Old Hickory Boulevard, thence proceeding along a curve to the right of a radius point, with a radius 360 feet for a distance of 476.14 feet to a point in the southerly margin of Old Hickory Boulevard, thence along the southerly margin of Old Hickory Boulevard along a line S 80 deg. 15" 49" E a distance of 153.0 feet to a point, thence continuing

along the southerly right of way margin of Old Hickory Boulevard along a curve to the left of a radius point, with a radius of 178.26 feet for a distance of 254.98 feet to a point, thence continuing with the westerly margin of Old Hickory Boulevard along a curve to the right of a radius point, with a radius of 1103.76 feet for a distance of 120.56 feet to the point of beginning containing 12,900 square feet or 0.296 acres, more or less.

Being the same property conveyed to Lay Sayasack and husband, Lang Sayasack by deed from Lang Sayasack and Lay Sayasack, Trustees, The Lang and Lay Sayasack Living Trust, dated the 19th day of February, 2018, of record in Instrument No. 20210608-0076736, dated June 4, 2021, Register's Office for said County.

This is improved property, known as 13877 Old Hickory Blvd., Antioch, TN 37013
(House No.) (Street) (P.O. Address) (City) (Postal Zip)

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

Witness our hands this 8th day of February, 2024.

Lay Sayasack

Lang Sayasack

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lay Sayasack and Lang Sayasack, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 8th day of February, 2024.

My Commission Expires: 3/6/24

Notary Public

PATRICIA NICHOLLS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

Certification of Recorded Documents

I, Patricia Nicholls, 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 February 8, 2024.

(AFFIANT) – Patricia Nicholls

February 8, 2024
Date

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn and subscribed before me February 8, 2024.

My commission expires: 11/2/26

Notary Public

JAMIE C POLK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY