Karen Johnson Davidson County
Batch# 1108798 DEEDQC
03/07/2024 02:42:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20240307-0016023

This Instrument Prepared By:
SPENCER FANE LLP (APP)
511 Union Street, Suite 1000
Nashville, Tennessee 37219

QUITCLAIM DEED

Address New Owner(s)	**Send Tax Bills To:**	**Map & Parcel No.:**
Diane L. Lish 1100 Overton Street Old Hickory, Tennessee 37138	New Owner	044-15-0-401.00

FOR AND IN CONSIDERATION of the sum of TEN and 00/100 DOLLARS ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **DIANE LYNN LISH**, a single woman ("Grantor"), does hereby quitclaim and convey unto **DIANE LYNN LISH**, a single woman and **JASON NEAL SCOTT**, a single man, as joint tenants with rights of survivorship (collectively, "Grantee"), and Grantee's heirs and assigns, all of Grantor's right, title and interest in and to the following tract or parcel of land located in Davidson County, Tennessee, as more particularly described on Exhibit A attached hereto and incorporated by this reference (the "Property").

The Grantor makes no representations or warranties whatsoever with regards to the Property or the Grantor's interest therein. Said Property is conveyed subject to such easements, covenants, reservations, limitations, restrictions and encumbrances as may affect the Property. This is improved property known as 1100 Overton Street, Old Hickory, Tennessee 37138. The address is believed to be accurate but such address is not part of the legal description. In the event of any discrepancy, the legal description herein shall control. The attorney preparing this Deed makes no warranty or representation regarding the accuracy of the legal description. This instrument is prepared without the benefit of title search or abstract and the preparer gives no opinion as to title. This instrument may be executed in counterparts.

[Signatures on next page]

[Signature page of Quitclaim Deed]

IN WITNESS WHEREOF, the Grantor has caused this instrument to be dated and effective as of the 7TH day of March, 2024.

GRANTOR:

Diane Lynn Lish

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public of the state and county mentioned, personally appeared Diane Lynn Lish, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the within named bargainor, and that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal, at office in Nashville, Tennessee this 7 day of March, 2024.

Notary Public

My Commission Expires: May 3, 2027

BRITTANY BRITT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires May 3, 2027

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.

Andrea P. Rey

AFFIANT

Subscribed and sworn to before me, this 7 **day of March, 2024.**

Brittany Britt

NOTARY PUBLIC

My Commission Expires: May 3, 2027

BRITTANY BRITT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires May 3, 2027

Exhibit A

[Legal Description]

Being Lot No. 18 of Section "B" on the Plan of E. I. DuPont de Nemours and Company's Subdivision, as of record in Book 1424, page 67, Register's Office for said County.

Said Lot. No. 18 is described as follows: BEGINNING on the westerly side of Overton Street at the corner of Lots Nos. 18 and 19; thence with the line between said lots, westwardly 88.3 feet to the corner of Lots Nos. 18, 19, 30 & 31; thence with the line between Lots Nos. 18 and 30 northwardly 55.5 feet to the southerly side of Eleventh Street; thence with said Street eastwardly 78.4 feet to the beginning of a curve; thence around said curve with a radius of 10 feet to the Westerly side of Overton Street; thence with said street southwardly 45.6 feet to the point of beginning.

Being the same property conveyed to Diane Lynn Lish, by deed, of record in Instrument No. 20210623-0084963, Register's Office for Davidson County, Tennessee.

CERTIFICATE OF AUTHENTICITY

I, Andrea P. Perry, 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 March 7, 2024 (date of document).

Andrea P. Perry
Affiant Signature

3/7/24
Date

STATE OF TENNESSEE

COUNTY OF Davidson

Sworn to and subscribed before me this 7th day of March, 2024. KqR

Kimberley J. Raymond
Notary's Signature

My Commission Expires: 5-5-25.

KIMBERLEY J. RAYMOND
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY