Karen Johnson Davidson County
Batch# 1152262 DEEDQC
06/28/2024 08:54:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240628-0048528

QUITCLAIM DEED

ZANA C PETTY
TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE

COUNTY OF DAVIDSON

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

Kerry Hall

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF JUNE 2024.

Notary Public

MY COMMISSION EXPIRES: 3-3-26

(AFFIX SEAL)

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.: 24-0385

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Kerry Hall and wife, Janice Hall	Carrington Mortgage Services	Map: 061-05-0-023.00
(NAME) 534 Maplewood Lane	(NAME) P.O. Box 660586	
(ADDRESS) Nashville, TN 37216	(ADDRESS) Dallas, TX 75266-0586	
(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,

KERRY HALL AND HAROLD TALLEY,

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

KERRY HALL AND WIFE, JANICE HALL,

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:

All that certain parcel of land situated in the 12th Civil District of Davidson County, State of Tennessee, being known and designated as follows: Land in the 12th Civil District of Davidson County, Tennessee, being Lot 6 on the unrecorded map of D. H. Thompson's Lots on Maplewood Lane and described according to a copy of a survey thereof by John Wilkes, Civil Engineer, April 6, 1932, as follows: Beginning at a point in the Center of Lots 5 and 6; thence with the line between said Lots; Southwardly 475 feet to a point; thence North 82 degrees West 80 feet to a point; thence North 5 degrees 36' East, passing partly along the East line of Lot 7, 469 feet to the Center line of Maplewood Lane; thence with the Center line of the same, South 85 degrees 52' East 100 feet to the beginning.

Being the same property conveyed to Kerry Hall and Harold Talley, by deed from Michelle Burks, of record in Instrument No. 20170417-0037067, dated April 12, 2017, Register's Office for said County.

This is improved property, known as 534 Maplewood Lane, Nashville, TN 37216
(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 27th day of JUNE, 2024.

Kerry Hall

Harold Talley

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 Kerry Hall and Harold Talley, 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, 27th day of JUNE, 2024.

My Commission Expires: 3.3.26

Notary Public

ZANA C PETTY
TENNESSEE
NOTARY
PUBLIC
COUNTY OF DAVIDSON

Certification of Recorded Documents

I, Anita Lester, 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 June 27, 2024.

(AFFIANT) – Anita Lester

June 27, 2024
Date

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn and subscribed before me June 27, 2024.

My commission expires: 1/24/28

Notary Public

PATRICIA NICHOLLS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY