Kenneth M Witt

Karen Johnson Davidson County
Batch # 1153734 DEEDQC
07/02/2024 11:27:07 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20240702-0049876

Prepared By (For Recording Purposes Only):
Kenneth Witt, Attorney at Law
Kentucky Mountain Land Title, Inc.
830 South Main Street, Ste. 2
London, KY 40741

After Recording Return To:
Kentucky Mountain Land Title, Inc.
830 South Main Street, Ste. 2
London, KY 40741
Deed prepared without title search

File Number: 22-2283

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0.00
_____, **Affiant**
Subscribed and sworn before me this the 2 **Day of** July, 20__.
Julia Rivera, **Deputy Register**

QUITCLAIM DEED

THIS QUITCLAIM DEED, dated this 13th day of May, 2024, between **George Gray and Ruth Gray, husband and wife** with a mailing address of 2138 Highway 490, East Bernstadt, KY 40729, First Party; AND **Tyler Gray, an unmarried man**, with a mailing address of 836 Stirrup Drive, Nashville, TN 37221, Second Party;

The current year's tax bill to be sent in c/o **Tyler Gray at:** 836 Stirrup Drive, Nashville, TN 37221, Second Party;

WITNESSETH:

THAT, for and in consideration of the sum of One Dollar ($1.00), the receipt of which is hereby acknowledged, the First Party has conveyed, transferred, remised, set-over and QUIT-CLAIMED (All of our interest) unto Second Party, his or her heirs and assigns forever, the following described property located in **DAVIDSON** County, State of Tennessee: (in

A certain tract or parcel of land situate in Davidson County, State of Tennessee, being more particularly described as follows, to-wit:

Being Lot No. 356 on the Plan of Walnut Hill Manor, Section 1, as of record in Book 4460, Page 108, Register's Office for said County, to which reference is hereby made for a more complete and accurate description.

Tax ID#: 142 03 0 018.00

Being the same property conveyed to E*Trade Bank by Substitute Trustee's Deed dated May 11, 2009 and recorded on May 12, 2009 as Instrument # 20090512-0043716 of the Land Evidence Records of Davidson County, Tennessee.

Source of Title: Instrument # 20091028-0099362

Property Address:
836 Stirrup Drive
Nashville, TN 37221
George Gray and Ruth Gray, husband and wife

TWO TO ~~HAVE AND TO HOLD the above-described property, together with all appurtenances and privileges thereunto belonging, unto Second Party, his or her heirs and assigns forever.~~

PROVIDED, HOWEVER, exception is hereby taken to current taxes, easements and restrictions of record affecting said property.

CERTIFICATE OF CONSIDERATION: For the purpose of complying with KRS 382.135, the parties hereto do hereby certify and state that the consideration reflected in this deed is the full consideration paid for the property herein conveyed.

IN WITNESS WHEREOF, the Parties have hereunto set their hands, this the day and year first above written.

FIRST PARTY:

George Gray
George Gray

Ruth Gray
Ruth Gray

STATE OF KY
COUNTY OF Laurel

I, Margaret Gray, a Notary Public, do hereby certify that the foregoing QUIT CLAIM DEED produced before me in the above County and State and duly acknowledged, subscribed and sworn to before me by **George Gray and Ruth Gray, husband and wife**, First Party, to be his/her/their free act and deed, on this 13th day of May, 2024

Margaret Gray
NOTARY PUBLIC
Printed Name: Margaret Gray
MY COMMISSION EXPIRES: 5/23/27
Notary ID: KYNP 70741

Margaret Gray NOTARY PUBLIC STATE AT LARGE, KENTUCKY

SECOND PARTY:

Tyler Gray

STATE OF Tennessee
COUNTY OF Davidson

I, Kelley Watts, a Notary Public, do hereby certify that the foregoing QUIT CLAIM DEED produced before me in the above County and State and duly acknowledged, subscribed and sworn to before me by **Tyler Gray, an unmarried man**, Second Party, to be his/her/their free act and deed, on this 14th day of May, 2024

KELLEY A WATTS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY RUTHERFORD

NOTARY PUBLIC
Printed Name: Kelley A. Watts
MY COMMISSION EXPIRES: 8/19/2024
Notary ID: _____