Karen Johnson
Batch # 1159664
07/18/2024 02:45:36 PM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20240718-0054323

PREPARED BY (AND RETURN TO):
Ivey Title, LLC
104 Woodmont Blvd., Ste 100
Nashville, TN 37205
Ph. (615) 298-3312 - Fax. 292-8746
W & I Ref: (63725)
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
John Ragan Gibson and Kathy Ruark Gibson, Trustees 3611 Hampton Avenue Nashville, TN 37215	John Ragan Gibson and Kathy Ruark Gibson, Trustees 3611 Hampton Avenue Nashville, TN 37215

TAX MAP-PARCEL NUMBERS: 117 05 0 063.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantees, the undersigned **John R. Gibson and wife, Kathy R. Gibson,** hereinafter called the **Grantor**, have bargained and sold, and by these presents do hereby transfer, and convey unto **John Ragan Gibson and Kathy Ruark Gibson, Trustees of The Gibson Family Revocable Trust U/A/D June 25, 2024,** hereinafter called the **Grantee**, Grantee's heirs and assigns, Grantor's right title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 17 on the Map of Henry Sperry's Subdivision of record in Book 974, page 21, Register's Office for Davidson County, Tennessee.

Said Lot No. 17 fronts 100 feet on the southerly side of Hampton Avenue and extends back between parallel lines, 315 feet to a dead line.

Being the same property conveyed to John R. Gibson and wife, Kathy R. Gibson by Quitclaim Deed from Frances Ragan Gibson and husband, Walter C. Gibson, dated October 30, 1991, and recorded on November 5, 1991, of record in Book 8479, page 252, Register's Office for Davidson County, Tennessee.

Description Reference: The description is the same as that used in the prior conveyance.

This is improved property known as: 3611 Hampton Avenue, Nashville, Tennessee 37215

WITNESS THE EXECUTION HEREOF on this 18 day of July, 2024.

John R. Gibson
John R. Gibson

Kathy R. Gibson
Kathy R. Gibson

State of Tennessee
County of Davidson

On July 18, 2024, before me the undersigned authority, personally appeared **John R. Gibson and Kathy R. Gibson,** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument and acknowledged the execution as a free act and deed.

S. Denise Woods
Notary Public

My Commission Expires:

S. DENISE WOODS
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY
MY COMMISSION EXPIRES 4-19-2028

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned Affiant hereby declares under oath that the actual consideration for this transfer is: $ -0-.

Affiant

Sworn and subscribed before me on July 18, 2024.

S. Denise Woods
Notary Public

My Commission Expires:

S. DENISE WOODS
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY
MY COMMISSION EXPIRES 4-19-2028

WIdoc: QC Deed QDoc