Karen Johnson Davidson County
Batch# 1167310 DEEDQC
08/12/2024 10:31:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240812-0060322

THIS INSTRUMENT WAS PREPARED BY:
McCANN & HUBBARD
1804 Williamson Court, St. 201
Brentwood, Tennessee 37027

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $ 0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 7 DAY OF August, 2024.

RUSSELL L. McCANN NOTARY PUBLIC My Comm Exp. 05/14/25 COUNTY OF WILLIAMSON

My Commission Expires: _____

Notary Public

ADDRESS NEW OWNERS:	SEND TAX BILLS TO:	MAP AND PARCEL:
Ricky & Sherie Poteete Family Trust	NEW OWNER	136-07-0-037.00
145 Timber Ridge Drive		
Nashville, TN 37217		

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I, **Sherie M. Poteete**, Grantor, for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, do hereby convey, remise, release and forever quitclaim unto the Trustee of the **Ricky & Sherie Poteete Family Trust**, under agreement dated August 7, 2024, their heirs, successors, and assigns, my entire interest in and to that real property and improvements described as follows:

Land in Davidson County, Tennessee, being Lot No. 56 on the Plan of Priest Lake Park, Section 2, of record in Book 4175, Page 56, 57, and 58, Register's Office for said County to which reference is hereby made for a more complete description of said property.

Being the same property conveyed to Sherie M. Poteete, by Quitclaim Deed from **Garriott Revocable Living Trust, dated May 17, 2011**, by and through its authorized Trustee, Gregory S. Garriott, Grantor, of record as Instrument Number, 20240402-0023201, Register's Office for Davidson County, Tennessee.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

* Ricky Dale Poteete joins in this conveyance to convey any rights he has by marriage.

Witness our hands this 7 day of August, 2024.

RICKY DALE POTEETE

SHERIE M. POTEETE

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Ricky Dale Poteete and Sherie M. Poteete, with whom I am personally acquainted (or who proved to me his/her/their identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she/they executed this instrument for the purposes therein contained.

Witness my hand, at office, this 7 day of August, 2024.

My Commission Expires:



Notary Public

Certificate of Authenticity

I, Russell T. McCann, 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 8-7-24.

Date

Affiant Signature

8-7-24

Date

State of Tennessee

County of Williamson

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

Notary's Signature

My Commission Expires: _____

Date

ANNA N. DOLAN
TENNESSEE NOTARY PUBLIC
My Comm Exp. July 17, 2028
COUNTY OF WILLIAMSON