Karen Johnson
Batch # 1173576
08/23/2024 03:39:16 PM
Fees: $37.00 Taxes: $0.00
Davidson County
DEEDQC
7 pgs
20240823-0065043

After Recording Return to:
RONALD E. ARRINGTON
3909 MEADOW Rd
Nashville, TN 37218
[Insert name/address of party to whom the original deed should be mailed after it is recorded]

All Future Tax Notices/Bills to:
3909 MEADOW Rd.
Nashville, TN 37218
[INSERT GRANTEE ADDRESS]

TENNESSEE QUITCLAIM DEED

Davidson [COUNTY] County
State of Tennessee

Grantor: Norma JEAN ARRINGTON [NAME OF GRANTOR(S)]
Grantee: Ronald E. ARRINGTON [NAME OF GRANTEE(S)]

Legal Description: **Attached as Exhibit A**

[ATTACH LEGAL DESCRIPTION USUALLY OBTAINED FROM A TITLE REPORT, SOMETIMES FROM TAX RECORDS]

Map/Parcel Number/Tax ID: Account # 069040058000 BILL # 2022-73309
Homestead: _____[INDICATE YES OR NO]

THE GRANTOR(S), Norma Jean ARRINGTON
unmarried

valuable consideration of $ 10.00

GRANTEE(S), Ronald E. ARRINGTON hereby conveys and quitclaims to the

the above-described real property, situated in the County of [COUNTY], State of Tennessee.

Subject to [covenants, conditions, restrictions, and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.]

Commonly known as: 3909 Meadow Rd. [STREET ADDRESS OF PARCEL]

It being the same property that became vested in Grantor by deed on _____ [INSERT DATE OF LAST CONVEYANCE] and reflected in State records at Book 6803 Page - 577 [INSERT RECORD DATA].

DATED this 23 [DAY] day of August [MONTH], 2024 [YEAR].

(SIGNATURE LINE FOR EACH GRANTOR—BOTH SPOUSES IF HOMESTEAD)

X Norma Jean Arrington
GRANTOR

Norma Jean Arrington
3718 West Hamilton Rd
Nashville, TN. 37218
[INSERT NAME AND ADDRESS FOR EACH GRANTOR]

[PLEASE NOTE: IT IS NECESSARY TO HAVE 2 WITNESS ATTESTATIONS]

WITNESS ATTESTATION

I certify that I witnessed the signature(s) of Norma Jean Arrington, the Grantor(s).

Alexis Mabry Alexis Mabry
2920 Hwy 31 W
White House, TN 37188
Name and Address of Witness

WITNESS ATTESTATION

I certify that I witnessed the signature(s) of Norma Jean Arrington the Grantor(s).

Casandra Draper
Casandra Draper
2920 Hwy 31W White House, TN 37188
Name and Address of Witness

ACKNOWLEDGMENT

STATE OF TENNESSEE
COUNTY OF Sumner [COUNTY]

I certify that I know or have satisfactory evidence that Norma Jean Arrington [NAME OF GRANTOR] is the person who appeared before me, and said person acknowledged that s/he signed this instrument and acknowledged it to be his/her free and voluntary act for the uses and purposes mentioned in the instrument and that consideration as described herein had passed.

DATED this 23rd [DAY] day of August [MONTH], 2024 [YEAR].

_____

Amanda Thomas (PRINT NAME)

AMANDA THOMAS
STATE OF TENNESSEE NOTARY PUBLIC
COMM. EXP. 07-21-2026
SUMNER COUNTY

NOTARY PUBLIC in and for the State of Tennessee residing at:

2930 Hwy 31W
White House, TN 37188

_____

My commission expires: 7/21/26

FOR AGENT OF GRANTOR:
STATE OF TENNESSEE
COUNTY OF _____ [COUNTY]

I certify that I know or have satisfactory evidence that _____ [NAME OF INDIVIDUAL WHO SIGNED THE DEED] is the person who appeared before me, and said person acknowledged that s/he signed this instrument, on oath stated that s/he was authorized to execute this instrument, and acknowledged it as the _____ [TYPE OF AUTHORITY/POSITION (ie officer, managing member, trustee, etc.)] of _____ [NAME OF GRANTOR ON BEHALF OF WHOM THE PERSON SIGNED] to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument and that consideration as described herein had passed.
DATED this _____ [DAY] day of _____ [MONTH], _____ [YEAR].

_____ (PRINT NAME)

NOTARY PUBLIC in and for the State of Tennessee residing at:

_____

_____

_____

My commission expires: _____

[INSERT FOLLOWING AS NECESSARY]
Grantee, by signing the acceptance below, evidence their intention to acquire the property (INSERT ONE OF FOLLOWING: (i) as joint tenants with right of survivorship or (ii) as tenants in common)

X Ronald E. Arrington
GRANTEE
RONALD E. ARRINGTON
[PRINT NAME]
3909 MEADOW RD.
NASHVILLE, TN. 37218
[INSERT ADDRESS]

ACKNOWLEDGMENT

STATE OF TENNESSEE
COUNTY OF Sumner [COUNTY]
I certify that I know or have satisfactory evidence that Ronald E Arrington [NAME OF GRANTEE] is the person who appeared before me, and said person acknowledged that s/he signed this instrument and acknowledged it to be his/her free and voluntary act for the uses and purposes mentioned in the instrument
DATED this 23rd [DAY] day of August [MONTH], 2024 [YEAR].

Amanda Thomas (PRINT NAME)

AMANDA THOMAS STATE OF TENNESSEE NOTARY PUBLIC COMM. EXP. 07-21-2026 SUMNER COUNTY

NOTARY PUBLIC in and for the State of Tennessee residing at:
2920 Hwy 31W
White House, TN 37188

_____

My commission expires: 7/21/26

Prepared by:

RITA TINNIN

104 ROLLING FORREST CT.

WHITE HOUSE, TN. 37188

[INSERT NAME AND ADDRESS OF PREPARER]

KAREN JOHNSON
REGISTER OF DEEDS

www.nashville.gov/rod

PO Box 196398
Nashville, TN 37219-6398
(615) 862-6790 phone
(615) 880-2039 fax

The following oath of consideration is required on all deeds transferring property:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater for this transfer is $ 1800.

Norma Jean Arrington
Affiant

Subscribed and sworn ~~before~~ me, this 23rd day of August, 2024.

Notary

AMANDA THOMAS
STATE OF TENNESSEE NOTARY PUBLIC
COMM. EXP. 07-21-2026
SUMMER COUNTY

Exhibit A.

QUITCLAIM DEED

BOOK 6803 PAGE 577

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Norma Jean Arrington (NAME)	Same (NAME)	69-A-58
3909 Meadow Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of One dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, I, ARTHUR BRUCE BAGGETT,

by these presents do hereby quitclaim and convey unto NORMA JEAN ARRINGTON

her successors and assigns, all my right, title and interest in and to the following described tract of land:

A certain tract of real property located in Davidson County, Tennessee and more fully described as follows:

Being Lot No. 5 Block EE, on the Revised Map of Fairview Subdivision as of record in Book 1130, page 54, Register's Office for said County. Said Lot fronts 75 feet on the westerly side of Meadow Road and runs back between parallel lines, 375 feet to the east line of Lot No. 19.

Being the same property conveyed to Arthur Bruce Baggett and wife, Norma Jean Baggett by installment deed from Leon C. Carney and wife, Sylvia L. Carney. The said Norma Jean Baggett and Norma Jean Arrington are one and the same.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 1.00

Subscribed and sworn to before me, this the 10th day of January, 1987

Affiant NORMA JEAN ARRINGTON

My commission expires: 19 April 1987

(Affix Seal) Notary Public

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

Witness my hand this 10th day of Jan., 19 87

the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Arthur Bruce Baggett
ARTHUR BRUCE BAGGETT

03/13 6.00

2798