Karen Johnson Davidson County
Batch # 1181404 DEEDQC
09/13/2024 01:49:34 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20240913-0070848

PREPARED BY:
MONTE D. WATKINS
NEAL & HARWELL, PLC
1201 Demonbreun Street
Suite 1000
Nashville, TN 37203

QUITCLAIM DEED

Address New Owners As Follows:	Send Tax Bills To:	Tax ID Number:
Toney Turner and wife, Rita Roberts-Turner, Trustees of the Promise Keepers Trust 2225 Kayla Drive Goodlettsville, TN 37072	Same	7-14-A-15CO

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, Toney Turner and wife, Rita Roberts-Turner, the Grantors, by these presents do hereby quitclaim and convey unto Toney Turner and wife, Rita Roberts-Turner, Trustees of the Promise Keepers Trust, Grantees, dated September 12, 2024, and to the Trustees heirs, successors and assigns, all its right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee; Being Lot 15 as shown on the map entitled Greenview Estates, of record as Instrument Number 20011213-0137531, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Toney Turner and wife, Rita Turner warranty deed from Arles B. Green, a married man, of record instrument number 20191125-0121817, Register's Office of Davidson County, Tennessee.

This is unimproved property known as 2229 Kayla Dr., Goodlettsville, TN 37072.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises, including, but not limited to the following:

1. Permanent Drainage Easement of record in Book 6173, Page 477, Register's Office for Davidson County, TN.
2. Easement to N.E.S. by Instrument No. 20010314-0024209, Register's Office for Davidson County, TN.
3. Stormwater Detention Agreement by Instrument No. 20010223-0017162, Register's Office for Davidson County, TN.
4. Easement to Bellsouth Telephone by Instrument No. 20010314-0024210, Register's Office for Davidson County, TN.

5. Restrictions as recorded in Instrument No. 20011213-0137563 & 20060309-0027314, Register's Office for Davidson County, TN
6. Subject to building restriction lines, easements, rights of way, notes, terms, conditions, restrictions and other criteria as shown on the Plat of record in Instrument No. 20011213-0137531, Register's Office for Davidson County, TN.
7. This is a planned Housing Development and is subject to Homeowner's dues and liens for assessment thereof.

Witness our hands this 12th day of September, 2024.

Toney Turner

Rita Roberts-Turner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Brianna D. Irwin, a Notary Public in and for the County and State aforesaid, personally appeared Toney Turner and wife, Rita Roberts-Turner, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal, at my office in Nashville, Tennessee, this the 12th day of September, 2024.

Notary Public

My Commission Expires: 7/3/2028

BRIANNA D. IRWIN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-3-2028

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Tony Turner

AFFIANT

Subscribed and sworn to before me, this 12th day of September, 2024.

Brianna D. Irwin

Notary Public

My commission expires: 7/3/2028

BRIANNA D. IRWIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-3-2028

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Kate Roberts

AFFIANT

Subscribed and sworn to before me, this 12th day of September, 2024.

Brianna D. Irwin

Notary Public

My commission expires: 7/3/2028

BRIANNA D. IRWIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-3-2028