Karen Johnson Davidson County
Batch# 1183438 DEEDQC
09/18/2024 03:32:30 PM 5 pgs
Fees: $32.00 Taxes: $0.00
20240918-0072495

FROM:

SUSAN C. MATHIAS

TO:

JEFFREY MOBLEY, TRUSTEE

FROM:

JEFFREY MOBLEY, TRUSTEE

TO:

LEWIS DWIGHT MATHIAS & WIFE, SUSAN C. MATHIAS, AS TENANTS BY THE ENTIRETY

QUITCLAIM DEED

THIS INSTRUMENT PREPARED BY:

JEFFREY MOBLEY
Mobley & Gontarek, PLLC
2319 Crestmoor Road
Nashville, Tennessee 37215
(615) 627-4447

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is NONE.

Affiant

Subscribed and sworn to before me, this 17th day of September, 2024.

Notary Public
My Commission Expires:

LINDSAY HAMADA
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-08-2028

Address New Owners:	Send Tax Bills to:	Map-Parcel Numbers:
Lewis Dwight Mathias and wife, Susan C. Mathias 8870 Highway 100 Nashville, Tennessee 37221	SAME	104 11 0 018.00

KNOW ALL PERSONS BY THESE PRESENTS that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, and for the express purpose of making a re-conveyance to create a tenancy by the entirety with my husband, I, Susan C. Mathias, hereby remise, release

and quitclaim unto Jeffrey Mobley, Trustee, his successors and assigns, the tracts of land described on Exhibit A attached hereto. Exhibit A is incorporated herein by this reference.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

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

And now, I, the said Jeffrey Mobley, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby remise, release and quitclaim unto Lewis Dwight Mathias and wife, Susan C. Mathias, their heirs and assigns, the same property hereinabove described and set forth, to which reference is hereby made, and said property is quitclaimed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

WITNESS our hands this 17th day of September, 2024.

Susan C. Mathias

Jeffrey Mobley, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Susan C. Mathias, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 17th day of September, 2024.

My Commission Expires:

LINDSAY HAMADA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-06-2028

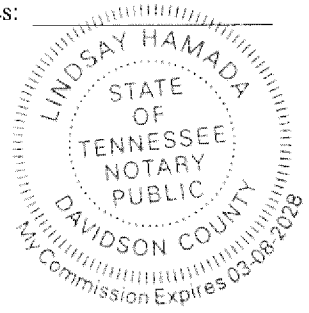
Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jeffrey Mobley, Trustee, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 17th day of September, 2024.

My Commission Expires: _____



Lindsay Hamada
Notary Public

EXHIBIT A

Legal Description

Land lying in Davidson County, Tennessee, more particularly described as follows:

BEING the west 49 ft. of Lot No. 45 on the Map of Rich's Resubdivision of certain lots in Stokes and Marshall's subdivision of record in Book 547, page 172, RODC, TN. Said part of said lot fronts 49 ft. on the north side of Marshall (now Acklen) Avenue and runs back between parallel lines 168.5 ft. to an alley.

Being the same property conveyed to Susan Mathias by deed from Homer Turner Smith and Reta Howard Smith, husband and wife, of record as Instrument No. 20010613-0062421, Register's Office for Davidson County, Tennessee.

Susan C. Mathias and Susan Mathias are one and the same person.

This is improved property known as 2606 Acklen Avenue, Nashville, Tennessee 37212.

CERTIFICATE OF AUTHENTICITY

I, Jeffrey Mobley, 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 September 17, 2024.

September 18, 2024
Date

Jeffrey Mobley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 18th day of September, 2024.

Notary Public

My Commission Expires: _____

Notary's Seal (if on paper)

