Karen Johnson Davidson County
Batch# 1189860 DEEDQC
10/04/2024 10:07:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20241004-0077138

THIS INSTRUMENT PREPARED BY:

Lockeland Law Group, PLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

This deed is prepared with information provided by the client/owner without the benefit of a title search and/or examination.

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Adam & Jacobson Investments, LLC 600 11th Avenue North Apt 730 Nashville, TN 37203	New Owner	08314024500 08314024600

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Katonya Jean Yochum,** by these presents does hereby quitclaim and convey unto **Adam & Jacobson Investments, LLC,** his/her/their/its heirs, successors and assigns, all his/her/their/its right, title and interest in and to the following described tract of land:

Tract 1 -Tax Map and Parcel 08314024500

Land in Davidson County, Tennessee, being the easterly 25 feet of Lot No. 339 on the Plan of Edgefield Land Company's Second Subdivision of record in Plat Book 57, Page 152, in the Register's Office for Davidson County, Tennessee.

Said part of Lot No. 339 fronts 25 feet on the northerly side of Boscobel Street, formerly Rothchild Street, and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Hazel A. Reece by Installment deed from Elkin Garfinkle of record in Book 4205, page 652, Register's Office for Davidson County, Tennessee, dated January 12, 1968 and recorded on January 18, 1968.

Hazel Allen Reece died January 1998 and appears to have been survived by two sons, James Reece and John Reece, per the obituary.

Being also known as 1619B Boscobel Street Nashville, TN 37206.

Tract 2 - Tax Map and Parcel 08314024600

Land in Davidson County, Tennessee, being the westerly one-half of Lot No. 339 on the Plan of Edgefield Land Company's Second Subdivision of record in Plat Book 57, Page 152, in the Register's Office for Davidson County, Tennessee.

Said part of Lot No. 339 fronts 25 feet on the northerly side of Boscobel Street, formerly Rothchild Street, and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to James C. Reece by Warranty deed from Edwin B. Raskin, Trustee of record in Instrument No. 20050222-0018970 Register's Office for Davidson County, Tennessee, dated February 10, 2005 and recorded on February 22, 2005.

James C. Reece died January 15, 2022, survived by son Jimmy Reece and daughters Bobbie Sue Grizzle, Cathy Henson and Katonya Yochum, per the obituary.

Being also known as 1619 Boscobel Street Nashville, TN 37206.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $1.00.

Subscribed and sworn to before me this the 4 day of October, 2024.

Affiant

My commission expires: 3.7.25 (Affix Seal)

Notary Public

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 3 day of October, 2024.

Katonya Jean Yochum

STATE OF North Dakota
COUNTY OF Wells

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named **Katonya Jean Yochum**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this the 3 day of October, 2024.

Notary Public

My Commission Expires: July 3, 2025

BRENDA D ALEMAN
Notary Public
STATE OF NORTH DAKOTA
My Commission Expires
July 03, 2025

Tennessee Certification of Electronic Document

I, Steven T. Morris, 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 18.

Affiant Signature

4th day of October, 2024

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 4th day of October, 2024

Notary's Signature

MY COMMISSION EXPIRES: 1/24/2028

NOTARY'S SEAL

CATHERINE DESIMONE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-24-2028