QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 1192367 DEEDQC
10/10/2024 01:38:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20241010-0078809

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10TH DAY OF October, 2024

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

SONDRA MOUNGEY
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 01/22/2025
MAURY COUNTY

THIS INSTRUMENT WAS PREPARED BY
Music City Title & Escrow, Inc.
4301 Hillsboro Pike, Suite 110
Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Henry E. Johs	Same	**MAP & PARCEL** 117 6 20.00
2200 Golf Club Lane Nashville, TN 37215	Same	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **MARTHA JEAN CODDON, a married woman**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO QUITCLAIM AND CONVEY UNTO MY HUSBAND, **HENRY E. JOHS, a married man**, HEREINAFTER CALLED GRANTEE(S), all of my ownership interest in A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT TO GRANTEE, THEIR SUCCESSORS AND ASSIGNS:

Land in Davidson County, Tennessee as described according to a survey performed by John B. Kohl, III, Tennessee License Surveyor No. 100, and being more particularly described as follows: Being Lot 1, Section 3, on the plan of W. V. Davidson's Hillsboro Highlands, as of record in Book 843, page 23, and described as follows:

Beginning at a point on the northerly boundary of Golf Club Lane at the point it intersects the westerly boundary of 22nd Avenue, South; thence north 86 degrees 48 minutes 45 seconds west 110 feet to an iron pin; thence north 2 degrees 28 minutes 56 seconds east 199.61 feet to a point; thence south 86 degrees 59 minutes east 110 feet to a point; thence south 2 degrees 29 minutes west 200 feet to the point of beginning.

Being the same property conveyed to Marc Fortune and wife, Marjean Coddon by deed from Octavie W. Van Amerongen and Ellender W. McClure being the Heirs at Law of Octavie Wallace W. Wilson, of record in Book 6008, page 452, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Martha Jean Coddon by Quitclaim Deed from Marc Francis Fortune, dated November 8, 1994, and recorded on December 22, 1994, of record in Book 9553, Page 818, Register's Office of Davidson County, Tennessee.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my/our hand(s) this 10th day of October 2024.

GRANTOR:

Martha Jean Coddon by Henry E. Johs attorney in fact

Martha Jean Coddon, by Henry E. Johs, attorney in fact for Martha Jean Coddon

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this the 10th day of October, 2024, before me personally appeared Henry E. Johs, attorney in fact for Martha Jean Coddon, to me known (or proved to me on the basis of satisfactory evidence) to be the persons who executed the foregoing instrument for the purposes therein contained.

Notary Public
My Commission Expires: 3/1/2025

ASHLEY S. RUDY
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 03/01/2025
SUMNER COUNTY

Certificate of Authenticity

I, Sondra Mowgey, 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 October 10, 2024.

Date

SM

Affiant Signature

October 10, 2024

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 10th day of October, 2024.

Notary's Signature

My Commission Expires: 3/1/2025

Date

Notary's Seal (if on paper)

ASHLEY S. RUDY
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 03/01/2025
SUMNER COUNTY