Karen Johnson
Batch # 1229456
01/23/2025 08 29 26 AM
Fees $12 00 Taxes $0 00
Davidson County
DEEDQC
2 pgs
20250123-0005157

"THIS DOCUMENT PREPARED FROM INFORMATION SU
BY THE PARTIES AND NO TITLE SEARCH PERFO.

Address of New Owner:
Robert Lee Smiley
Billie H. Smiley
7203 Beckwith Road
Mt. Juliet, TN 37122

This instrument prepared by:
MICHAEL W. FERRELL
Attorney at Law
1000 Pleasant Grove Place
Mt. Juliet, TN 37122

Send Tax Bills To:
Same as above

Improved: X
Unimproved:

Map/Parcel: 08700011300

DEED CREATING TENANCY BY THE ENTIRETIES

FOR AND IN CONSIDERATION of love and affection and no monetary consideration and for the express purpose of creating a tenancy by the entireties between the undersigned, Robert Lee Smiley and wife, Billie H. Smiley, the said Robert Lee Smiley, does hereby quitclaim and convey unto Billie H. Smiley, such right, title and interest as is necessary to create a tenancy by the entireties between Robert Lee Smiley and wife, Billie H. Smiley, in and to the following described real property, to-wit:

Land located in the 4th Civil District of Davidson County, Tennessee, being part of Lot No. 5 on the Plan of the partition of real estate of Hollis Hagar, deceased, as of record in Plat Book I, Page 54, in the Chancery Court at Nashville, Tennessee and described according to a survey by Gary R. Cummings, Surveyor, dated March 17, 1967, as follows:

BEGINNING at an iron pin in the fence corner, said point being the SE corner of the lands of the Grantor and thence N 76 deg. 40 min. W, 305.0 feet with the fence to an ion pin; thence N 22 deg. E 430.0 feet to an iron pin; thence S 76 deg. 40 min. E, 305.0 feet to an iron pin in the fence; thence S 22 deg. W, 430.0 feet with the fence to the beginning, and containing 3.0 acres, more or less.

INCLUDED in the above conveyance is the right of ingress and egress over a 15-foot roadway to New Hope Road, which roadway was reserved by instrument of record in Book 1638, Page 58, and as further conveyed and set forth in Easement, of record in Book 4221, Page 692, both in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Robert Lee Smiley by deed of record in Instrument No. 20250114-0002735 Register's Office for Davidson County, Tennessee.

This is improved property known as 6257 New Hope Road, Hermitage, TN 37076

WITNESS MY HAND, this 9th day of January, 2025.

Robert Lee Smiley

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a Notary Public, in and for said County and State, the within named Robert Lee Smiley with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged the execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office in Mt. Juliet, Tennessee, this the 9th day of January, 2025.

Notary Public

MICHAEL W FERRELL STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY My Commission Expires 04-22-2028

STATE OF TENNESSEE
COUNTY OF WILSON

I hereby swear or affirm that the actual consideration for this transfer is -0-.

Affiant

Subscribed and sworn to before me this the 9th day of January, 2025.

Notary Public

CASSIE A. KARSTEN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY My Commission Expires 05-22-2027