Karen Johnson Davidson County
Batch# 1242436 DEEDQC
03/03/2025 10:26:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20250303-0015499

QUITCLAIM DEED

STATE OF TENNESSEE

COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Brenda Fay Turner

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF FEBRUARY, 2025.

Notary Public

MY COMMISSION EXPIRES: 1/24/28

(AFFIX SEAL)

PATRICIA NICHOLLS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Robert J. Notestine, III, Attorney at Law
Metropolitan Escrow, Inc., 217 Pineway Drive, Nashville, TN 37217

PREPARED FROM INFORMATION FURNISHED BY THE PARTIES.

File No.: 25-0098

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Larry Thomas Sigears, Jr.	OWNER	Map: 120-10-0-015.00
(NAME) 320 Pineway Drive	(NAME)	
(ADDRESS) Nashville, TN 37217	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I,

BRENDA FAY TURNER, UNMARRIED,

HEREINAFTER CALLED THE GRANTOR, AND BY THESE PRESENTS DO QUITCLAIM AND CONVEY UNTO

LARRY THOMAS SIGEARS, JR., UNMARRIED,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF OUR INTEREST IN THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE LOCATED IN DAVIDSON COUNTY, TENNESSEE:

Land in Davidson, Tennessee, being Lot No. 32 on the map of Seven Oaks, Section No. 2, of record in Book 2133, Page 36, Register's Office for Davidson County, Tennessee. Said Lot No. 32 fronts 120 feet on the south side of Pineway Drive and runs back between lines 336.9 feet on the west line and 327.9 feet on the east line to a dead line in the rear, on which it measures 120.4 feet thereon.

Being the same property conveyed to Brenda Fay Turner, by Quitclaim Deed from Robert T. Turner, Jr., of record in Instrument No. 20021211-0153093, dated October 1, 2002, Register's Office for said County.

This is improved property, known as 320 Pineway Drive, Nashville, TN 37217
(House No.) (Street) (P.O. Address) (City) (Postal Zip)

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 hand this 28th day of February, 2025.

Brenda Fay Turner

Brenda Fay Turner

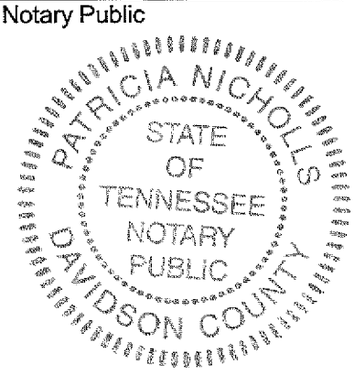
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Brenda Fay Turner, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this, 28th day of February, 2025.

My Commission Expires: 1/24/28

Notary Public



Certification of Recorded Documents

I, Anita Lester, 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 March 3, 2025.

(AFFIANT) – Anita Lester

March 3, 2025
Date

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn and subscribed before me March 3, 2025.

My commission expires: 3.3.26

Notary Public

ZANA C PETTY
TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON