This instrument was prepared based upon information provided by the parties without the benefit of a title search.

Karen Johnson Davidson County
Batch# 1244425 DEEDQC
03/07/2025 03:35:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250307-0017511

SEAN WELTON SCOTT
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 09/08/2025
DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

This conveyance is made pursuant to T.C.A. §67-4-409(a)(3)(E) for the purpose of terminating a tenancy by the entireties by virtue of a divorce.

Ashley Mooney
Affiant

Sworn to and subscribed before me this 5 day of March, 2025.

Notary Public
My Commission Expires: 09/08/2025

THIS INSTRUMENT PREPARED BY: PURYEAR, NEWMAN & MORTON, PLLC
130 Fourth Avenue South; P. O. Box 40, Franklin, Tennessee 37065
Telephone (615) 790-2444; Facsimile (615) 790-2951

QUITCLAIM DEED

Address of Owners	Address of Property	Send Tax Bills To	Map-Parcel Nos.
Jonathon Martin			
	4146 Brick Church Pike	New Owner	041-00-0-031.00
	Whites Creek, TN 37189		

FOR AND IN CONSIDERATION of the sum of One Dollar and 00/100 ($1.00), cash in hand paid, and pursuant to the Final Decree of Divorce entered by the Davidson County Chancery Court on February 14, 2024, in Case No. 23D492, styled *Ashley L. Martin v. Jonathan Martin*, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, **Ashley Lauren Mooney, f/k/a Ashley Martin, an unmarried woman,** does hereby quitclaim, transfer and convey unto **Jonathon Daniel Martin, an unmarried man,** his heirs and assigns, all of her right, title and interest in and to the following described tract or parcel of land situated in Davidson County, Tennessee, more particularly described as follows, to-wit:

A small tract of Land in the 10th, formerly 22nd Civil District of Davidson County, Tennessee, being part of the Lot No. 5 on the Division of the Thomas J. Shaw Lands, as of record in Minute Book Q, page 470, County Court for said County and described from a survey made by J.E. Maddox, September 11, 1954, as follows:

Beginning at a point in the southerly margin of Brick Church Pike at the northwest corner of the property conveyed to E.C. Vinson and wife, Mary Y. Vinson, by deed from Walter Hines Collins and wife, of record in Book 2333, page 342, Register's Office for said County; thence along Vinson's line, south 38 degrees west 386.1 feet to an iron pin; continuing with this line, north 69 degrees west 142 feet to an iron pin; thence leaving his property north 1 ½ degrees east 539 feet to an iron pin in the

southerly margin of Brick Church Pike; thence with said pike, south 52 degrees east 429.7 feet to the beginning, containing 2.18 acres.

Being the same property conveyed to Jonathon Daniel Martin and Ashley Martin, husband and wife, by Warranty Deed from Jennifer Eakes, a married woman, dated July 21, 2022, and filed of record July 25, 2022, in Instrument Number 20220725-0084310, in the official Records of Davidson County, Tennessee. Christopher Fortune joined in the conveyance to convey any interest he may have had in the said property, particularly his marital interest.

WITNESS my hand this the 6th day of March, 2025.

Ashley Lauren Mooney fka Ashley Martin
Ashley Lauren Mooney, f/k/a Ashley Martin

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, Joann Moss, the undersigned, a Notary Public, in and for said State and County, **Ashley Lauren Mooney, f/k/a Ashley Martin,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office, this the 6th day of March, 2025.

JOANN MOSS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

NOTARY PUBLIC
My Commission Expires: 9/8/25

Tennessee Certification of Electronic Document

I, Trudy Milliken, do herby 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 3/6/25 (date of document).

Affiant Signature

3/6/25
Date

State of Tennessee

County of Sumner

Sworn and subscribed before me by Trudy Milliken on this 6th day of March, 20 25.

Notary's Signature

My Commission Expires: 11/30/29

Notary's Seal

KIM PERRY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

202503070017511