Karen Johnson
Batch # 1248195
03/19/2025 02 51 16 PM
Fees $12 00 Taxes $0 00

Davidson County
DEEDQC
2 pgs

20250319-0019948

This Instrument Prepared by Patricia A. Hall, 749 Ringgold Drive, Nashville, TN 37207

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1 00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned **Patricia A. Hall, unmarried** ("Grantor"), hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Antwain Demetric League Sr., a single man** (Grantee), all of his rights, title, and interests in the following described real property, to wit:

Certain real estate in Davidson County, Tennessee, as follows:

LAND in Davidson County, Tennessee, being Lot No. 26 on the Plan of Haynes Manor Subdivision, Section I, as of record in Book 3600, page 85, Register's Office for said County as follow:

Said Lot No. 26 fronts 59.5 feet on the southeasterly margin of Ringgold Drive and runs back between lines measuring 135.4 feet on the southwesterly line and 142.8 feet on the northeasterly line to a broken line in the rear, measuring 85 feet thereon.

Being the same property conveyed to Patricia A. Hall, unmarried by Warranty Deed dated April 29, 1999, from Odie G. Hayes and wife, Dorothy Sue Hayes, recorded May 11, 1999, in Book 11472, Page 678, in the Official Records of Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

Grantor covenant that they are lawfully seized and possessed of said real estate, have good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out).

GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF AND/OR FILING OF THIS QUITCLAIM DEED, HEREBY ACKNOWLEDGE THAT THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES INVOLVED, AND PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR ACCURACY OF THE LEGAL DESCRIPTION HEREIN AND THAT NO TITLE INSURANCE IS BEING PROVIDED.

IN TESTIMONY WHEREOF I/we have executed this instrument the 19th day of **March, 2025.**

Patricia A. Hall, Tara Hall

Patricia A. Hall, by Tara Hall, Attoney in Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me personally appeared Tara Hall to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Patricia A. Hall and who acknowledged that she executed the same as the free act and deed of Patricia A. Hall.

WITNESS my hand and official seal at office this 19th day of **March, 2025.**

Debra P. Sanders
NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-6-26

DEBRA P. SANDERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$0.00.**

Antwain League Sr.
AFFIANT

SUBSCRIBED AND SWORN before me this the 19th day of **March, 2025.**

Debra P. Sanders
NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-6-26

PROPERTY ADDRESS: **749 Ringgold Drive, Nashville, TN 37207**
TAX PARCEL NO.: **59-14-88**
PROPERTY OWNER: **Antwain Demetric League Sr.**
OWNER'S ADDRESS: **749 Ringgold Drive, Nashville, TN 37207**
MAIL TAX BILLS TO: **Owner at Owner address**

DEBRA P. SANDERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY