Karen Johnson Davidson County
Batch# 1269342 DEEDQC
05/06/2025 02:35:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250506-0035428

STATE OF TENNESSEE }
COUNTY OF Cheatham

THE ACTUAL CONSIDERATION, FOR THIS TRANSFER IS $0.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 6 DAY OF May, 2025.

NOTARY PUBLIC

My Commission expires: 1/25/26

LEWIS BRONER MCCOY
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY

Prepared by:
L. Broner McCoy
Attorney at Law
102 North Main Street
Ashland City, TN 37015
File No. 25030008

Address of New Owner
Jonathan Kingham and Heather Applegate
3939 Glen Echo Lake Road
Ashland City, TN 37015

Send Tax Bills To:
Same

Tax Information:
038-00-0-011.00

QUITCLAIM DEED

THIS QUITCLAIM DEED is made this 6 day of May, 2025, for good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, **Norman L. Piper and Shirley A. Piper, Husband and Wife,** Grantor, do hereby, convey, remise, release and forever quitclaim unto **Jonathan Kingham and Heather Applegate, Husband and Wife,** Grantee, their heirs, successors, and assigns, their entire right, title, and interest in and to a certain parcel of land in Davidson County, Tennessee, described as follows:

Being the following described real estate situated in the First (1st) Council District of Davidson County, Tennessee, being a portion of that property which was conveyed to Norman L. Piper and wife, Shirley A. Piper, from Kenny Lee Trebbe and wife, Bonnie M. Trebbe, as recorded in Book 9089, Page 350, Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a point at the intersection of the west right-of-way of Eatons Creek Road and the north right-of-way of Little Marrowbone Road, being located North 39 degrees 42 minutes West a distance of 55.5 feet from the centerline intersection of Eatons Creek Road and Little Marrowbone Road, said point being the southeast corner of the property described herein; thence leaving Eaton Creek Road and running with the north right-of-way of Little Marrowbone Road, North 62 degrees 43 minutes 00 seconds West for a distance of 297.14 feet to a 5/8-inch rebar set, being the southeast corner of Bruce Simpson (Book 6782, Page 906) and the southwest corner of the property described herein; thence leaving said right-of-way and running with the east line of Simpson for three (3) calls as follows: North 33 degrees 11 minutes 09 seconds East for a distance of 106.31 feet to a 5/8-inch rebar set, being the northwest corner of the property described herein; North 81 degrees 00 minutes 28 seconds East for a distance of 148.05 feet to a 1/2-inch rebar found, North 81 degrees 00 minutes 28 seconds East for a distance of 24.26 feet to a point in the west right-of-way of Eaton Creek Road in a curve to the left (Radius = 1400.00 feet, Length = 254.98 feet), being the northeast corner of the property described herein; thence leaving Simpson and running with said right-of-way and curve a chord bearing of South 08 degrees 03 minutes 39 seconds East for a chord distance of 254.63 feet to the point of beginning and containing 0.84 acres, more or less, as surveyed by Ronald G. Taylor, Tennessee Registered Land Surveyor Number 2123, of L.I. Smith and Associates, 475 Metroplex Drive, Suite 212, Nashville, Tennessee, on September 23, 2019. Bearings are based upon the Tennessee State Plane Coordinate System, NAD 83.

Being part of the same property conveyed to Norman L. Piper and Shirley A. Piper, husband and wife, by Warranty Deed from Kenny Lee Trebbe and Bonnie M. Trebbe, husband and wife, dated 09/10/1993 and recorded on 09/23/1993 at Book 9089, Page 350, Register's Office for Davidson County, Tennessee. Further being part of the same property conveyed to Norman L. Piper and Shirley A. Piper, husband and wife, by Quitclaim Deed from Norman L. Piper and Shirley A. Piper, husband and wife, dated 11/20/2019 and recorded on 11/22/2019 in Instrument No. 20191122-0120522, RODCT.

This is unimproved property known as:
0 Eatons Creek Road, Joelton, TN 37080

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

THIS QUIT-CLAIM DEED IS PREPARED WITHOUT THE BENEFIT OF SURVEY.

THIS QUIT-CLAIM DEED IS PREPARED WITHOUT TITLE EXAMINATIONS.

IN WITNESS WHEREOF, **Norman L. Piper and Shirley A. Piper** has caused this instrument to be executed, this the 6 day of May, 2025.

Norman L. Piper
Norman L. Piper

Shirley A. Piper
Shirley A. Piper

STATE OF TN
COUNTY OF Cheatham

Before me, the undersigned, a Notary Public in and for said State and County, personally appeared, **Norman L. Piper and Shirley A. Piper,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, acknowledged that he/she/they executed the within instrument for the purposes therein contained.

This the 6 day of May, 2025.

NOTARY PUBLIC
My Commission expires: 7/25/26

BROOKE MCCOY LEWIS
NOTARY PUBLIC
STATE OF TENNESSEE
CHEATHAM COUNTY

True Copy Certification

As required under T.C.A §66-24-101(d)(3) et seq.

I, **L. Broner McCoy**, 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 5/10/2025 (date of document).

L. Broner McCoy
Date: 5/10/2025

STATE OF TENNESSEE
COUNTY OF CHEATHAM

Sworn to and subscribed before me this the 10th day of May, 2025.

NOTARY PUBLIC
My Commission expires: 2-10-2029

KARA J. KRANTZ
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY