BOOK 11023 PAGE 219

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS -0-

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF July 19 98

Notary Public

MY COMMISSION EXPIRES: 3/23/2002
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY AT LAW

111 W. College Street, Murfreesboro, TN 37130 · 3 Maryland Farms Suite 110, Brentwood, TN 37027 · 313 E. Main Street Suite 5, Hendersonville, TN 37075 · 1187 Vultee Boulevard, Nashville, TN 37217 · 1885-C Ft. Campbell Boulevard, Clarksville, TN 37042

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John T. Denning (NAME)	Deryck & Janet Muehlhauser (NAME)	95-2-102
2143 June Drive (ADDRESS)	510-Q E. Poncedeleon Ave. (ADDRESS)	
Nashville, TN. 37214 (CITY) (STATE) (ZIP)	Decatur, GA. 30030 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Deryck Muehlhauser and wife, Janet D. Muehlhauser

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John T. Denning and wife, Mary Alice Denning, for and during each of their natural lives, the reversion being reserved to the Grantors

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX ALL THEIR RIGHTS, TITLE AND INTEREST IN AND TO THAT CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

Being Lot No. 17 on the plan of Donelson Hills, as of record in Plat Book 2331, page 23, Register's Ofice for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Deryck Muehlhauser and wife, Janet D. Muehlhauser by deed from John T. Denning and wife, Mary Alice Denning, Trustees U/A/D/ as of record in Book 11023, page 216, said Register's Office.

This conveyance is subject to Restrictive Covenants of record in Deed Book 2396, page 365, Register's Office for said County.

This conveyance is subject to Sewer and/or Storm drain easement of record in Book 4913, page 409, said Register's Office.

0463190

IDENTIF. & REFERENCE

98 JUL 16 PM 12:27

DAVIDSON COUNTY TN. REGISTER

MAIL ENV.

This is unimproved ( ) / improved (X) property, known as 2143 June Drive, Nashville, TN. 37214
(House Number) (Street) (P.O. Address) (City or Town) (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 our hand s this 14th day of July 19 98

Deryck Muehlhauser

Janet D. Muehlhauser

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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 Deryck Muehlhauser and wife, Janet D. Muehlhauser

the bargainor s with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Hermitage, Tennessee, this 14th day of July, 98

Commission expires 3/23/2002

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

_____
Notary Public

4353 07/16 0101 03CHECK 10.00

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

RETURN TO:
CUMBERLAND TITLE COMPANY, 4733 Andrew Jackson Pkwy. Hermitage, TN. 37076

St. 1-C EDWARD SEDDON
ATTORNEY - AT - LAW

☐ 313 E. Main Street, Suite 5
Hendersonville, Tennessee 37075

☐ 1885-C Ft. Campbell Boulevard
Clarksville, Tennessee 37042

☐ 1187 Vultee Boulevard
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☐ 111 W. College Street
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