File No. 270400657

QUITCLAIM DEED

CHRISTOPHER JACKSON Notary Public At Large RUTHERFORD COUNTY, TN

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF APRIL, 2007.

Notary Public

MY COMMISSION EXPIRES Aug. 20, 2007
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Jerry Kennon, Attorney
Castleman Title
110 Glancy Street, Suite 112
Goodlettsville, TN 37072

Davidson County DEEDQC
Recvd: 05/02/07 08:11 2 pgs
Fees:12.00 Taxes:0.00
20070502-0052094

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Virginia A. Colson	Virginia A. Colson	05212000300
(NAME) 1116 Neelys Bend Road	(NAME) 1116 Neelys Bend Road	
(ADDRESS) Madison, TN 37115	(ADDRESS) Madison, TN 37115	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, I, **C. Gregory Stewart**, HEREINAFTER CALLED THE GRANTORS, HAVE QUITCLAIMED UNTO **Virginia A. Colson**, HEREINAFTER CALLED THE GRANTEES, HER HEIRS AND ASSIGNS, MY ENTIRE INTEREST IN A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Beginning at a concrete monument in the southerly margin of Neely's Bend Road, said monument being northwest corner of Marlin Meadows Subdivision, Section III, thence with the westerly margin of said Subdivision, South 43 deg. 27' West 582.76 feet to a concrete monument; thence with the northerly margin of Marlin Meadows Subdivision III, North 40 deg. 33' West 232.8 feet to an iron pin; thence North 40 deg. 41' East 586.5 feet to an iron pin in the southerly margin of Neely's Bend Road; thence with margin of said road, South 46 deg. 33, East 255.6 feet to the point of beginning, containing 3.28 acres, more or less.

Being the same property conveyed to C. Gregory Stewart and Virginia A. Colson, both unmarried, by deed from Richard A. Rollins and wife, Crystal Lynn Rollins dated March 22, 2000 and recorded March 24, 2000 of record in Instrument No. 200003240030076, Register's Office for said County.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ property, known as 1116 Neelys Bend Road, Madison, TN 37115
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my/our hand(s) this 13th day of April, 2007.

C. Gregory Stewart

STATE OF TENNESSEE

COUNTY OF Williamson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named C. Gregory Stewart the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand at office this 13th day of April, 2007

Commission expires: Aug. 20, 2007

CHRISTOPHER JACKSON
Notary Public At Large
RUTHERFORD COUNTY, TN

Notary Public

File Number: 270400657

RETURN TO:

Castleman Title
110 Glancy Street, Suite 112
Goodlettsville, TN 37072