Davidson County DEEDQC
Recvd: 05/02/08 11:04 2 pg
Fees:12.00 Taxes:0.00

20080502-0045067

QUIT CLAIM DEED

The Grantors and Grantees herein acknowledge that this document was prepared without the benefit of a title search.

JACQUELINE G. BROWN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Jacqueline G. Brown
My Commission Expires
January 3, 2011
STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF Davidson

I, OR WE HEREBY SWEAR OR AFFIRM THAT TO THE BEST OF AFFIANT KNOWLEDGE, INFORMATION AND BELIEF THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $10.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th day of April, 2008.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rodney M. Scott, Attorney
12 Public Square
Murfreesboro, TN 37228, from information provided by the parties.

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Chris L. Lovelace	Wells Fargo Bank, N.A.	141-6-A-57.00
(NAME)	(NAME)	
7716 Poplar Ridge Dr.	8480 Stagecoach Cir.	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221	Frederick, MD 21701-4747	
(CITY) (STATE) (ZIP)	(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, **LEROY LOVELACE and wife, KATHRYN LOVELACE** , HEREINAFTER CALLED THE GRANTORS, DO HEREBY QUIT CLAIM, TRANSFER AND CONVEY ALL OUR RIGHT, TITLE AND INTEREST UNTO **CHRIS L. LOVELACE and wife, CASSIDY D. LOVELACE** , HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee being Lot No. 77 of on the Plan of Section Four, Poplar Ridge, a Planned Unit Development, of record in Plat Book 9700, page 119, in the Register's Office of Davidson, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

This being the same property conveyed to Cassidy D. Lovelace, a married woman, and Leroy Lovelace and wife, Kathryn Lovelace, by Warranty Deed from Robyn Hould and husband, Chris Hould, dated April 29, 2002, filed of record on May 6, 2002, in Instrument No. 20020506-0055558, Register's Office for Davidson County, Tennessee.

This conveyance is made under and subject to the Plan of record in Plat Book 9700, page 119; restrictive covenants contained in an instrument of record in Book 8113, page 105; Book 10322, page 76; Book 10948, page 482; and Book 10370, page 333; by-laws of record in Book 8113, page 116; HOA Charter of record in Book 8232, page 501; conveyance of Common Area of record in Book 8292, page 969 and Book 9081, page 74; Power of Attorney of record at Instrument No. 200205060055539; all of record in the Register's Office for Davidson County, Tennessee, and to the 2008 County/Metro taxes.

unimproved ☐
This is improved ☒ property, known as 7716 Poplar Ridge Dr., Nashville, TN 37221
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my hand this 4/24/2008.

Leroy Lovelace by his Atty in fact Kathryn Lovelace
Leroy Lovelace, by his Atty. in Fact, Kathryn Lovelace

Kathryn Lovelace

STATE OF TENNESSEE .
COUNTY OF Davidson

On this 24th day of April, 2008, before me personally appeared Kathryn Lovelace, 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 Leroy Lovelace, and acknowledged that such person executed the same as the free act and deed of the said Leroy Lovelace.

Witness my hand and official seal at Murfreesboro, Tennessee this 24th day of April, 2008.

My Commission expires: 1-3-11

JACQUELINE G. BROWN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NOTARY PUBLIC
AT LARGE
Jacqueline G. Brown
My Commission Expires
January 3, 2011
STATE OF TENNESSEE

Jacqueline G Brown
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public of said County and State, Kathryn Lovelace, the within named bargainor, 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 as her free act and deed.

Witness my hand and official seal at Murfreesboro, Tennessee this 24th day of April, 2008.

My Commission expires: 1-3-11

JACQUELINE G. BROWN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

NOTARY PUBLIC
AT LARGE
Jacqueline G. Brown
My Commission Expires
January 3, 2011
STATE OF TENNESSEE

Jacqueline G Brown
Notary Public

LTE File #: 10355