File No.

QUITCLAIM DEED

Davidson County DEEDQC
Recvd: 02/26/09 09:50 2 pgs
Fees:12.00 Taxes:0.00
20090226-0016872

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Patsy Crook
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF February, 2009.

Notary Public

MY COMMISSION EXPIRES: 3·7·2011
(AFFIX SEAL)

JAMES C. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Michael J. Mills, Attorney
Athens Title & Escrow LLC
5115 Maryland Way
Brentwood, Tennessee 37027
This instrument was prepared by information furnished by the parties herein.

No Warranty of Title either expressed or implied

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patsy Crook	Same	053-16-0 047.01
(NAME)	(NAME)	
120 Rifle Range Road		
(ADDRESS)	(ADDRESS)	
Old Hickory TN 37138		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I,

Patsy Ruth Moore, unmarried

HEREINAFTER CALLED THE GRANTOR(S), DO (ES) HEREBY **QUITCLAIM** , AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Patsy Crook, unmarried,

HEREINAFTER CALLED THE GRANTEE(S), HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being in the 4th Civil District of said County, and being part of Tract no 5 on the unrecorded plan of Life Casualty Insurance Company's Subdivision, near Old Hickory, and described according to a survey made by James A. Hamilton, Jr., dated october 19, 1964, as follows:
Beginning in the southerly margin of Rifle Range road, 90 feet from the northwest corner of the Sumner Property as of record in Book 989, page 214, Register's office for said County, thence with said Road, north 49 deg 43 min 50 ssec west 150 feet; thence leaving said road, south 8 deg west 267.2 feet to an iron pin; thence south 81 deg 14 min 50 sec east 73 feet to an iron pin; thence north 23 deg 58 min 29 sec east 195.63 feet to the beginning.

Being the same property conveyed to Patsy Ruth Moore by deed from Dewey E. Moore and wife, Esther R. Moore, of record in Deed Book 5193, page 950, Register's Office for said County.

Patsy Ruth Moore being one in the same person as Patsy Crook, unmarried.

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 120 Rifle Range Road, Old Hickory TN 37138
(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 My hands this 20 th day of Feb, 2009.

Patsy Ruth Moore

Patsy Crook

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 Patsy Ruth Moore being one in the same person as Patsy Crook 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 20 day of February, 2009.

JAMES C. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Commission expires: 3.7.2011

Notary Public

CERTIFIED FOR REMOTE FILING:

I, Michael J. Mills, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Michael J. Mills, attorney at law

State of Tennessee:
County of Davidson

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Michael J. Mills, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself/herself to be the named person, and that he/she executed the foregoing instrument for the purposes therein contained.

Notary Public James C. Smith

My Commission Expires: March 7, 2011

JAMES C. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

File Number: _____

RETURN TO:
Athens Title & Escrow LLC
5115 Maryland Way
Brentwood, Tennessee 37027