BILL GARRETT, Davidson County
Trans: T20090058235 DEEDQC
Recvd: 08/25/09 13:59 2 pgs
Fees: 12.00 Taxes: 0.00
20090825-0080052

STATE OF TENNESSEE
COUNTY OF N/A
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Barbara B. Sheehan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3 day of June, 2009.

Felicia Tessman
Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

"OFFICIAL SEAL"
FELICIA TESSMAN
Notary Public, State of Illinois
My Commission Exp. 7-9-13

QUITCLAIM DEED

THIS INSTRUMENT WAS PREPARED BASED UPON INFORMATION PROVIDED BY THE PARTIES BY
LEHMAN TITLE & ESCROW, LLC 6 Cadillac Dr Ste 190 Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Billie T. Browning		150-050-079.00
(NAME)	(NAME)	
4131 Andrew Jackson Pkwy, Apt 406	SAME	
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076		
(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,

BARBARA B. SHEEHAN,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

BILLIE T. BROWNING,

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. 383 on the Plan of Forest View Park, Section 2, as of record in Book 3842, Page 238, Register's Office for said county.

Said Lot begins on the south margin of Anderson Road at a corner of Lots Nos. 382 and 383; thence south with the line between these lots 166.27 feet; thence westerly along the rear of Lot 383, 138.63 feet to a monument; thence north with the east margin of an unnamed street with a slight curve, 89.77 feet to a monument; thence around a curve, northeasterly 39.27 feet to a monument in the south margin of Anderson Road; thence east with the margin of the Road, 85.06 feet to the beginning.

Being the same property conveyed to Orman Keith Browning andwife, Billie T. Browning by Warranty Deed from Delmar Ray Mangrum and wife, Pamela K. Mangrum of record in Book 5020, Page 196, Register's Office for Davidson County, Tennessee. Being the same property conveyed to Orman Keith Browning andBillie T. Browning, as Tenants in Common by Quit Claim Deed from Orman Keith Browning and wife, Billie T. Browning of record in Book 6452, Page 461, Register's Office for Davidson County, Tennessee. The said Orman Keith Browning having since died testate. Will of Orman Keith Browning having been admitted for probate in the Seventh Circuit Court for Nashville, Davidson County, Tennessee Docket No. 09P-752.

THIS CONVEYANCE IS SUBJECT TO: SUCH LIMITATIONS, RESTRICTIONS, AND ENCUMBRANCES AS MAY AFFECT THE PREMISES.

unimproved ☐

This is improved ☒ property, known as 2925 Anderson Road, Nashville, TN 37217

(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 gend shall be applicable to all genders.

Witness my hand this 3 day of June, 2009.

Barbara B Sheehan
Barbara B. Sheehan

STATE OF TENNESSEE

COUNTY OF Wilson

Barbara B. Sheehan

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within ~~Sherrie Wallace~~, the bargainor(s), 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.

Witness my hand and official seal at Lebanon, Tennessee this 8 day of June, 2009.

Commission expires: 10/12/09

Kristine D. Seay
Notary Public

KRISTINE D. SEAY
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
My Commission Expires: October 12, 2009

Return to:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212