File No. 210030366

QUITCLAIM DEED

LISA G HODGES
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

STATE OF TENNESSEE
COUNTY OF SUMNER

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 APRIL, 2010.

Notary Public

MY COMMISSION EXPIRES: February 28, 2012.

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Stewart Title of Tennessee, Inc.
Sidwell, Barrett, & Welch, PC
100 Bluegrass Commons Blvd., Suite 2180
Hendersonville, TN 37075

BILL GARRETT, Davidson County
Trans:T20100024914 DEEDQC
Recvd: 04/27/10 09:26 2 pgs
Fees:12.00 Taxes:0.00
20100427-0031700

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
April Y. Harnett	April Y. Harnett	17508004100
(NAME)	(NAME)	
3916 Rock Creek Drive →	same	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013 →		
(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, Michael W. Thomas,

HEREINAFTER CALLED THE GRANTORS, HAVE QUITCLAIMED UNTO

April Y. Harnett,

HEREINAFTER CALLED THE GRANTEES, HER 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 all of Lot No. 58, on the plan of Hickory Woods Section A, of record in Plat Book 6900, Page 511 and corrected in Book 7582, Page 167, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to MICHAEL W. THOMAS AND WIFE, APRIL Y. HARNETT, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP by deed from DOUGLAS W. LYELL AND WIFE, CHRISTY M. LYELL of record in Instrument No. 20071102-0129199 on 10/26/2007 and filed for record on 11/02/2007, Register's Office for DAVIDSON County, Tennessee.

INFORMATION PROVIDED BY PARTIES. NO WARRANTY IS PROVIDED AS TO THE ACCURACY OF THIS INFORMATION.

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 3916 Rock Creek Drive, Antioch, TN 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my/our hand(s) this 14th day of April, 2010.

Michael W. Thomas

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Michael W. Thomas 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 14th day of April, 2010.

Commission expires: February 28, 2012

LISA G. HODGES Notary Public

LISA G HODGES STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

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RETURN TO:

Stewart Title of Tennessee, Inc.
100 Bluegrass Commons Blvd., Suite 2180
Hendersonville, TN 37075