QUITCLAIM DEED

LISSA GROOM
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

STATE OF TENNESSEE
COUNTY OF Wilson

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th day of May, 2011.

Notary Public

MY COMMISSION EXPIRES: November 05, 2012

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell, Barrett & Welch, P.C.
Stewart Title Company Tennessee Division, 13026 Lebanon Road, Ste 100, Mt Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Marc Prosser	Marc Prosser	09609011290
(NAME)	(NAME)	
PO Box 24	PO Box 24	
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Hermitage, TN 37076	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

BILL GARRETT, Davidson County
Trans:T20110028633 DEEDQC
Recvd: 05/13/11 09:36 2 pgs
Fees:12.00 Taxes:0.00
20110513-0036763

For and 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, **Prosser Properties, LLP**, hereinafter called the Grantor(s), has quitclaimed unto **Marc Prosser and Wife, Sheri Prosser and Don Prosser and Wife, Viola Prosser as tenants in common**, hereinafter called the Grantee(s), their heirs and/or 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. 38 on the Plan of Donelson Heights, of record in Plat Book 1424, Page 35, Register's office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Prosser Properties, LLP by Warranty Deed from Melissa Warrick Davis F/K/A Melissa Ann Warrick Davis, married, as of record in Instrument No. 20110131-0008433, prepared on January 28, 2011 and recorded on January 31, 2011, Register's Office for Davidson County, Tennessee.

This property is not a marital residence and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. 260-2-307 or other similar statute.

This conveyance is subject to any and all existing easements and restrictions of record.

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 307 Kent Road, Nashville, TN 37214
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

File No.: LissaGr
SMG TN QuitClaim Deed

Witness my hand this 12th day of May, 2011.

Prosser Properties, LLP

Partner

Marc Prosser, Partner

PARTNER

Sheri Prosser, Partner

State of Tennessee
County of Wilson

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Mar Prosser and Wife Sheri Prosser with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon their oath acknowledged themselves to be the Partners the within named bargainor, a Limited Liability Partnership, and that they as such Partners, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the limited liability partnership, by the said Marc Prosser and Wife, Sheri Prosser, as such Partners.

Witness my hand and official seal at office at Mt Juliet, Tennessee, this 12th day of May, 2011.

Notary Public
My Commission Expires: 11/5/2012

LISSA GROOM
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

RETURN TO:
Stewart Title Company Tennessee Division
13026 Lebanon Road, Ste 100
Mt Juliet, TN 37122

File No.: LissaGr
SMG TN QuitClaim Deed