BILL GARRETT, Davidson County
Trans:T20110058471 DEEDQC
Recvd: 09/20/11 15:34 1 pgs
Fees:12.00 Taxes:0.00
20110920-0072921

QUITCLAIM DEED

THIS INSTRUMENT PREPARED BY:
Highland Title, LLC
700 Johnny Cash Parkway, Suite 201
Hendersonville, TN 37075

OWNERS ADDRESS:
John Mark Carter and Jennifer Ann Carter
4909 John Hagar Rd
Hermitage, TN 37076

SEND TAX BILLS TO:
John Mark Carter and Jennifer Ann Carter
4909 John Hagar Rd
Hermitage, TN 37076

Parcel ID No. 097160A01900CO

KNOW ALL MEN BY THESE PRESENTS that I, **Jennifer A. Sepate n/k/a Jennifer Ann Carter**, for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold, and do hereby convey, remise, release and forever quitclaim unto **John Mark Carter and wife, Jennifer Ann Carter** their heirs and assigns, ALL of our rights, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 74 on the Plan of First Revision, the Peninsula, Phase One, as of record in Plat Book 9700, Page 8, Register's Office for Davidson County, Tennessee to which plan reference is made for a more complete description.

Being the same property conveyed to Jennifer A. Sepate by Warranty Deed from Brian M. Scott and wife, Jamie D. Scott, dated August 4, 2009 and recorded August 7, 2009 in Instrument Number 20090807-0074582, Register's Office for Davidson County, Tennessee.

The subject property is improved property commonly known as 4909 John Hagar Rd, Hermitage, TN 37076.

The description of the property herein conveyed is the same as the previous recorded Warranty Deed.

Witness my hand this 9th day of September, 2011.

Jennifer A. Sepate n/k/a Jennifer Ann Carter

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the County and State aforesaid, the within named **Jennifer A. Sepate n/k/a Jennifer Ann Carter**, 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 attached instrument on the date set forth thereon and for the purposes therein contained.

WITNESS my hand and official seal this the 9th day of September, 2011.

GREGORY D. VADNER STATE OF TENNESSEE NOTARY PUBLIC ROBERTSON COUNTY

NOTARY PUBLIC

My Commission Expires:06/24/2015

STATE OF TENNESEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00

AFFIANT

Subscribed and sworn to before me this the 9th day of September, 2011.

GREGORY D. VADNER STATE OF TENNESSEE NOTARY PUBLIC ROBERTSON COUNTY

Notary Public

My Commission Expires: 06/24/2015