# QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20120005119 DEEDQC
Recvd: 01/23/12 11:07 2 pgs
Fees:12.00 Taxes:0.00
20120123-0006098

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18TH DAY OF January, 2012.

Notary Public

MY COMMISSION EXPIRES: 8-17-2015
(AFFIX SEAL)

ELLISON RODGERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-17-2015

**THIS INSTRUMENT WAS PREPARED BY**
**Rudy Title & Escrow, LLC**
2012 21st Ave. South
Nashville, TN 37212

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP / PARCEL NUMBER (S) |
|---|---|---|
| **Peggy Jean Anglin and Joyce Diane Green** | **"New Owner"** | |
| (NAME) | (NAME) | **070030A02000CO** |
| **2801 Nocturne Forest Dr.** | | |
| (ADDRESS) | (ADDRESS) | |
| **Nashville, TN 37207** | | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE (S) AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I/WE **PEGGY JEAN ANGLIN, UNMARRIED** HEREINAFTER CALLED THE GRANTOR (S), HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **PEGGY JEAN ANGLIN AND JOYCE DIANE GREEN, AS TENANTS IN COMMON WITH RIGHTS OF SURVIVORSHIP**, HEREINAFTER CALLED THE GRANTEE (S), THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

**Land in Davidson County, to wit:**

**Land in Davidson County, Tennessee, being Lot No. 20 on the Plan of Nocturne Forest, Phase One, as of record in Book 7900, Pages 20,21,& 22, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete description of said lot..**

**Being the same property conveyed to Peggy Jean Anglin by Warranty Deed from Chateau Associates, Ltd., a Tennessee Limited Partnership on April 18th, 1991 in Book 8337, Page 633, Register's Office for Davidson County, Tennessee.**

***THIS INSTRUMENT WAS PREPARED WITH INFORMATION SUPPLIED BY THE GRANTEES &/OR GRANTORS. NO TITLE EXAMINATION WAS PERFORMED TO VALIDATE THE ACCURACY OF TITLE. THEREFORE THE PREPARER DOES NOT ACCEPT LIABILITY FOR THIS INSTRUMENT.***

This is
**( ) unimproved**
**(X ) improved**
property known as 2801 Nocturne Forest Dr., Nashville, TN 37207
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my/our hand (s) this the **18th** day of **January, 2012.**

**Peggy Jean Anglin**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Peggy Jean Anglin**, the within named bargainor, 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, this the 18th day of January, 2012.

Notary Public

My Commission Expires: 8-17-2015

ALISON RODGERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08-17-2015

**RETURN TO:**
**Rudy Title & Escrow, LLC**
2012 21st Ave. South
Nashville, TN 37212