BILL GARRETT, Davidson County
Trans:T20120089978 DEEDQC
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Fees:12.00 Taxes:0.00
20121127-0108545

THIS DOCUMENT PREPARED BY:
BRENDA MILLER STILES
115 Hazel Path, Suite 2, Hendersonville, TN 37075
(FROM INFORMATION PROVIDED BY PARTIES)

QUIT CLAIM DEED

FROM: Donald Freitas and Tamala Freitas
TO: Donald Freitas

STATE OF TENNESSEE
COUNTY OF Sumner

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is no dollars ($-0-) which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

AFFIANT

Sworn to and subscribed before me this 4 day of October, 2012.

NOTARY PUBLIC

My Commission Expires: 022613

STATE OF TENNESSEE NOTARY PUBLIC
JEAN C. CHAPMAN
COUNTY OF SUMNER

NAME AND ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NOS.
Donald Freitas 5003 Bonnaside Drive Hermitage, TN 37076	New Owner	074-16-o-147.00

TO: Donald Freitas

FOR AND IN CONSIDERATION of the payment of -0- Dollars ($0.00) cash, , and pursuant to a Divorce in the Fourth Circuit Court for Davidson County, Tennessee, docket #11D3048, and other good and valuable consideration, the receipt of which is hereby acknowledged, Tamala Freitas, Grantor, has this day bargained and sold, and by these presents, does hereby convey and quitclaim unto Donald Freitas all her estate, right, title, interest and claim in and to a certain tract or parcel of land in Davidson County, Tennessee described as follows, to wit:

LAND in Davidson County, Tennessee, being Lot No. 10 on the Plan of Stones River Estates, Section 1, as of record in Book 2900, page 139, Register's Office for Davidson County.

Beginning on the westerly margin of Bonnaside Drive at the common corner of Lot No 10 and Lot No. 11; thence North 53 degrees 20 minutes west 179.95 feet to a concrete monument; thence with the rear of Lot No. 12 north 38 degrees 52 minutes west 152.97 feet to the common rear corner of Lot No. 10, Lot No. 12, and Lot No. 13; thence north 85 degrees 04 minutes east 128.48 feet to a concrete monument; thence south 62 degrees 32 minutes east a distance of 43.05 feet to a concrete monument;-thence south 53 degrees 20 minutes east 190.00 feet to a concrete monument in the westerly margin of Bonnaside Drive; thence along and with said margin of Bonnaside Drive, South 36 degrees 40 minutes west 130.20 feet to the point of beginning.

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

This is the primary residence of Donald Freitas.

Being the same property conveyed to Donald Freitas and Tamala Freitas by Warranty Deed from David Donaldson and Glynn Blasingim on September 30, 2004, of record at Instrument No. 20041005-0120160, Register's Office for Davidson County, Tennessee.

This is improved property, known as 5003 Bonnaside Drive, Hermitage, Tennessee.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 25th day of October, 2012.

Tamala Freitas
Tamala Freitas

STATE OF TENNESSEE
COUNTY OF COFFEE

Before me, the undersigned, a Notary Public in and of said county and state, personally appeared Tamala Freitas, 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 executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office in Manchester, Tennessee, this 25th day of October, 2012.

Susan R. Prince
NOTARY PUBLIC

My Commission Expires: 01-23-2016

