**This instrument was prepared from information supplied by the parties. No title examination, survey, or settlement has been performed and TrustLand Title & Escrow, LLC, shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.**

| Address New Owner(s) | Send Tax Bills To: | Map-Parcel Number(s) |
|---|---|---|
| Jennifer B. Farrar<br><br>2013 Shaylin Loop<br>Antioch, TN 37013 | SWBC Mortgage Corporation<br>9311 San Pedro, Suite 100<br>San Antonio, TX 78216 | 173050A24100CO |

**THIS INSTRUMENT PREPARED BY:**
TrustLand Title & Escrow, LLC.
1720 West End Avenue, Suite 400
Nashville, Tennessee 37203

BILL GARRETT, Davidson County
Trans:T20120090538 DEEDQC
Recvd: 11/28/12 10:38 3 pgs
Fees:17.00 Taxes:0.00
20121128-0109137

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $-0-

Jennifer B. Farrar
Affiant

DEBORAH L. BISSELL
STATE OF TENNESSEE NOTARY PUBLIC
PERRY COUNTY
My Commission Expires June 1, 2015

Subscribed and sworn to before me, this the 20th day of November, 2012.

Deborah L Bissell
Notary Public

My Commission Expires: 6-1-2015
(Affix Seal)

# QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One ($1.00) Dollar, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned **JAMES R. FARRAR, Married**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and quitclaim to **JENNIFER B. FARRAR, an unmarried woman,** hereinafter called the Grantee, and Grantee's successors and assigns, all of Grantor's interest in and to a certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows, to-wit:

**SEE EXHIBIT "A" ATTACHED HERETO**

This is ☒ improved or ☐ unimproved property located at: 2013 Shaylin Loop, Antioch, TN 37013

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Said property is conveyed subject to such limitation, restrictions and encumbrances as may affect the premises.

**IN WITNESS WHEREOF**, this instrument has been executed this the 20th day of November, 2012, James R. Farrar.

**James R. Farrar**

**STATE OF TENNESSEE** )
**COUNTY OF WILLIAMSON** )

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared **JAMES R. FARRAR**, the within named bargainor(s), with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

**IN WITNESS WHEREOF**, this the 20th day of November, 2012.

ALLISON P. BOWERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires October 18, 2016

Notary Public

My Commission Expires: October 18, 2016

# EXHIBIT A

Agent's File No.: B12-1375

Land in Davidson County, Tennessee, being Lot 241, PLAN OF BARNES CROSSING, a Planned Unit Development, as shown on plat of record Master Deed at Instrument No. 20050721-0084791, as re-recorded at Instrument No. 20050805-0092480, as amended at Instrument Nos. 20051114-0136938 and 20071227-0147998, in the Register's Office, Davidson County, Tennessee, to which reference is hereby made for a more particular description of said property.

Being the same property conveyed to Jennifer B. Farrar, unmarried and James R. Farrar, married by Warranty Deed from Ole South Properties, Inc., a Tennessee Corporation, recorded on the 19th day of June, 2007 in Instrument No. 20070619-0072917, in the Register's Office of Davidson County, Tennessee.