Prepared By and Return To:
Clarity Title, LLC
1550 N. Mt. Juliet Road, Ste. 102
Mt. Juliet, TN 37122

State of Tennessee
County of Sumner

The actual consideration of true value whichever is greater is **$0.00**

Affiant

Subscribed and sworn to before me, this 21 day of Feb, 2013.

Notary Public
My Commission Expires: 4/4/2014

DEANNA GWYN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

BILL GARRETT, Davidson County
Trans:T20130017751 DEEDQC
Recvd: 03/04/13 13:57 2 pgs
Fees:12.00 Taxes:0.00
20130304-0021554

QUIT CLAIM DEED

OWNER	SEND TAX BILLS TO:	MAP & PARCEL
Brian M. Payne 603 Lawrence Street Old Hickory, TN 37138	Brian M. Payne 603 Lawrence Street Old Hickory, TN 37138	04411013500

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMES GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDEGED, WE, **Brian M. Payne, a married man, and Thomas Payne as tenants in common with expressed rights of survivorship,** HEREINAFTER CALLED THE GRANTORS, DOES HEREBY QUIT CLAIM, TRANSFER AND CONVEY ALL HER RIGHT, TITLE AND INTEREST UNTO **Brian M. Payne, and wife, Jeannie Alexander, and Thomas Payne as tenants in common with expressed rights of survivorship** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **Davidson** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being all of Lot No. 72 on the plan of the Village of Old Hickory, Section "A" as shown on plan of record filed in Plat Book 1424, Page 68, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Brian M. Payne, a married man, and Thomas Payne as tenants in common with expressed rights of survivorship from Margaret M. Hunt, unmarried by Warranty Deed dated 5/31/12, and filed of record on 6/1/2012 in Instrument No. 20120601-0047339, Register's Office for Davidson County, Tennessee.

This is **Improved** property known as 603 Lawrence St., Old Hickory, TN 37138

Witness my hand this 21st **day of** February, **2013.**

Brian M. Payne

Thomas Payne

STATE OF Tennessee COUNTY OF Davidson

Personally appeared before me, a Notary Public of said County and State, **Brian Payne** 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 as his free act and deed.

Witness my hand and official seal this the 21st **day of** February, **2013.**

LEAH S. TERRELL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires March 03, 2015

Notary Public
My Commission Expires: March 3, 2015

(Seal)

STATE OF Pennsylvania COUNTY OF Chester

Personally appeared before me, a Notary Public of said County and State, **Thomas Payne** 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 as his free act and deed.

Witness my hand and official seal this the 20th **day of** February, **2013.**

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
MARY C. DiCOLA, Notary Public
Tredyffrin Twp., Chester County
My Commission Expires October 8, 2015

Notary Public
My Commission Expires:

MARY C. DiCOLA
COMMONWEALTH OF PENNSYLVANIA
NOTARY PUBLIC
(Seal)