BILL GARRETT, Davidson County
Trans:T20130050150 DEEDQC
Recvd: 06/14/13 09:28 1 pgs
Fees:12.00 Taxes:0.00
20130614-0060889

11:06

This instrument prepared by:
M Todd Cathey, Attorney
311 E. Main Street, Ste 5
Hendersonville, TN 37075

THIS INSTRUMENT IS PREPARED BASED UPON INFORMATION PROVIDED BY THE PARTIES. NO TITLE SEARCH WAS DONE IN CONNECTION WITH THE PREPARATION OF THIS DOCUMENT. THE PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR THE ACCURACY OF THE LEGAL DESCRIPTION OF THE PROPERTY SHOWN HEREIN.

QUITCLAIM DEED

ADDRESS NEW OWNER	SEND TAX BILLS TO:	MAP & PARCEL
Cynthia Ann Thomas And Larry Dale Thomas	Same	42-16-115.00
206 Donna Drive		
Madison, TN 37115		

FOR AND IN CONSIDERATION of the sum of Ten Dollars and no/100, cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged **CYNTHIA A MULLIGAN N/K/A CYNTHIA M THOMAS,** the grantor herein, does hereby Quitclaim and convey unto the said **CYNTHIA M THOMAS AND HUSBAND LARRY D THOMAS,** the Grantees herein, their successors, heirs and assigns, all of her/his/their right, title and interest in and to that certain real estate in ~~Sumner~~ Davidson County, Tennessee, as follows:

Being Lot No. 9 on the Map of Blair Heights, Section IV, as of record in Book 2331, page 60, Register's Office for said County.

Said lot fronts 138.74 feet o nthe west side of Donna Drive and runs back 302.39 feet on the north line and 315.5 feet on the south line, to a dead line in the rear, on which it measures 120.31 feet.

Being the same property conveyed to Cynthia Ann Mulligan n/k/a Cynthia M Thomas by Warranty Deed from Walter A Barclay and wife Beatrice A Barclary dated 5/21/13 and filed for record on 5/28/13 of record in Inst. No. 20130528005366 8, said Register's Office for said County.

THIS CONVEYANCE is made subject to any and all applicable restrictions, easements and building setback lines as are shown in the records of said county and all the estate, right, title and interest of the party of the First therein, with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims therein to the said party of the Second, his/her/their heirs and assigns forever.

This is improved property known as 206 Donna Drive, Madison TN 37115

STATE OF TENNESSEE
COUNTY OF Sumner

The actual consideration or value which ever is greater for this transfer is $0.00

Subscribed and sworn to before me this the 3 day of June, 2013.

Cynthia Ann Mulligan
Affiant

My commission expires: 7/6/17

M TODD CATHEY STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Notary Public

WITNESS, the said Grantor hereunder set its hand and seal this 3 day of June, 2013.

Cynthia Ann Mulligan
Cynthia Ann Mulligan

STATE OF TENNESSEE
COUNTY OF Sumner

Personally appeared before me, a Notary Public of said county and state, the within named Cynthia Ann Mulligan, 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 3 day of June, 2013.

M TODD CATHEY STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Notary Public

My Commission Expires 7/6/17

Ref- Creekside Title