BILL GARRETT, Davidson County
Trans:T20130058925 DEEDQC
Recvd: 07/11/13 08:51 2 pgs
Fees:13.00 Taxes:185.00
20130711-0071587

THIS INSTRUMENT PREPARED BY:
RONALD B. BUCHANAN, Attorney at Law
165 Indian Lake Blvd., Suite 101
Hendersonville, Tenn. 37075

THE PREPARER MAKES NO REPRESENTATIONS OR WARRANTIES AS TO THE ACCURACY OF THE DESCRIPTION OR THE STATUS OF THE TITLE OF THE PROPERTY. THIS DOCUMENT HAS BEEN PREPARED BASED ONLY UPON INFORMATION FURNISHED TO THE PREPARER.

Map/Parcel
052/02/0/249.00

QUITCLAIM DEED

FROM:
James O. Jones
Mary W. Jones
621 Ellen Drive
Goodlettsville, TN 37072

SEND TAX BILLS TO:
Kenneth Jones
335 Hillcrest Drive
Madison, TN 37115

NAME & ADDRESS OF NEW OWNER:
Kenneth Jones
335 Hillcrest Drive
Madison, TN 37115

FOR AND IN CONSIDERATION of the payment of Ten Dollars ($10.00) cash, and other good and valuable consideration, the receipt of which is hereby acknowledged we, James O. Jones and wife, Mary W. Jones, have this day bargained and sold, and do hereby transfer and convey unto Kenneth Jones, a single person, his heirs and assigns, all our 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 the northerly 103 feet of Lot No. 13 on the unrecorded Plan of Rainbow Terrace, Section IV, and described partly from a survey made by T.R. Sanford, Surveyor, August 13, 1953, as follows:
>
> Beginning at a point in the easterly margin of Hillcrest Drive 109.9 feet south of the southeast corner of said Drive and Cheryl Avenue, being the common corner of Lots 13 and 13-A; thence easterly with the line between said lots, 360.68 feet to a point; 98.4 feet south of the south margin of Cheryl Avenue; thence southerly along the center line of TVA transmission line, 103.1 feet to a point, 7 feet north of the common corner of lots Nos. 12 and 13; thence westerly along a line that is 7 feet north of the line between Lots Nos. 12 and 13, 354.54 feet to the east margin of Hillcrest Drive, thence northerly with said Drive 103 feet to the beginning.

Being the same property conveyed to James O. Jones and wife, Mary W. Jones, by Deed from Harold G. Cox and wife, Helen F. Cox, of record as Instrument Number: 20010409-0034902, Register's Office for Davidson, Tennessee.

This is improved property known as 335 Hillcrest Drive, Madison, Tennessee.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 10th day of July, 2013.

James O. Jones

Mary W. Jones

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared, James O. Jones and Mary W. Jones, husband and wife the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my Hand and Notarial Seal at office in Hendersonville, Tennessee, on this the 10th day of July, 2013.

BETH M. WOODARD NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

NOTARY PUBLIC

My Comm. Expires: 08-17-15

STATE OF TENNESSEE
COUNTY OF Sumner

The consideration for this transfer is $(50,000.00).

AFFIANT

Sworn to and subscribed before me this 10th day of July, 2013.

BETH M. WOODARD NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

NOTARY PUBLIC
My Comm. Expires: 08-17-15

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