BILL GARRETT, Davidson County
Trans:T20130078866 DEEDQC
Recvd: 09/11/13 14:28 3 pgs
Fees:17.00 Taxes:0.00
20130911-0096023

This Instrument Prepared Without Title Search,
From Information Provided by the Parties, by:
DAVID KENNEDY, JR., ATTORNEY AT LAW
3052 Lebanon Road, Nashville, TN 37214
PH: (615) 883-4998

ADDRESS NEW OWNER:
DARLENE BLACK
1212 Jacksons View Road
Hermitage, TN 37076

SEND TAX BILLS:
SAME

MORTGAGEE:
NONE

MAP & PARCEL
086070A02800CD

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) and for other good and valuable consideration, the receipt of which is hereby acknowledged, I, ZEARL S. BLACK, widowed, hereby quitclaim and convey all of my right, title and interest to DARLENE BLACK, a single person, her heirs and assigns, in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> Land in Davidson County, Tennessee, being Lot No. 28 on the plan of Bret Ridge Subdivision, of record in Book 6900, Page 121, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Zearl S. Black and wife, Jane Black, by Warranty Deed dated October 25, 1996, from Kevin Aston Smith, and wife, Deborah W. Smith, of record in Book 10237, Pages 648 and 649, Register's Office for Davidson County, Tennessee. The said Jane Black became deceased on December 30, 2011, with the subject real property passing to her husband, Zearl S. Black, by operation of law; and, the said Zearl S. Black having subsequently executed a Quitclaim Deed establishing a joint tenancy with his daughter, Darlene Black, as recorded in Document No. 20120123-0006315, Register's Office for Davidson County, Tennessee.

The above described property is conveyed subject to all applicable restrictions, rights-of-way, easements, and setback lines as may affect the premises.

This is improved real property located at and known as 1212 Jacksons View Road, Hermitage, Davidson County, Tennessee, 37076.

IN WITNESS WHEREOF, I have hereunto set my hand this the 9th day of September, 2013.

Zearl S Black

ZEARL S. BLACK

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **ZEARL S. BLACK**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 9th day of September, 2013.

DAVID KENNEDY JR STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Dan M

NOTARY PUBLIC

My Commission Expires: 3-8-16

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is NONE.

AFFIANT

DAVID KENNEDY JR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Subscribed and sworn to before me this 9th day of September, 2013.

NOTARY PUBLIC

My Commission Expires: 3-8-16