QUITCLAIM DEED

JOHN GLEAVES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

JTG-13-3814

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Gina L. Werner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF January, 2014.

Notary Public

MY COMMISSION EXPIRES: 5-20-14
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
RONALD D. WERNER (NAME)	**RONALD D. WERNER** (NAME)	
3814 Bonnacreek Drive (ADDRESS)	**3814 Bonnacreek Drive** (ADDRESS)	
Hermitage, TN 37076 (CITY) (STATE) (ZIP)	**Hermitage, TN 37076** (CITY) (STATE) (ZIP)	**074-16-0-131.00**

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE (S) AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, **RONALD D. WERNER,** HEREINAFTER CALLED THE GRANTOR (S), HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **RONALD D. WERNER AND WIFE, GINA L. WERNER,** HEREINAFTER CALLED THE GRANTEE (S), THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 346 ON THE PLAN OF HERMITAGE HILLS, SECTION THREE OF RECORD IN PLAT BOOK 2900, PAGE 97, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT FRONTS 80 FEET ON THE NORTHERLY MARGIN OF BONNACREEK DRIVE AND EXTENDS BACK BETWEEN PARALLEL LINES MEASURING 150 FEET TO A DEAD LINE IN THE REAR MEASURING 80 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO DAVID A. JOHNS AND WIFE, KIMBERLY D. JOHNS BY DEED FROM JOHN PAUL DAVIS AND WIFE, DEBORAH F. DAVIS BY AND THROUGH JAMES CURTIS HALL ATTORNEY IN FACT OF RECORD AT INSTRUMENT NO. 20041103-0132572, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED OCTOBER 29, 2004 AND RECORDED ON NOVEMBER 3, 2004; AND BEING THE SAME PROPERTY CONVEYED TO RONALD D. WERNER BY QUITCLAIM DEED FROM DAVID A. JOHNS AND KIMBERLY D. JOHNS OF RECORD AT INSTRUMENT NO. 20060407-0040164, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED MARCH 27, 2006 AND RECORDED ON APRIL 7, 2006.

BILL GARRETT, Davidson County
Trans:T20140006375 DEEDQC
Recvd: 01/28/14 11:45 2 pgs
Fees:12.00 Taxes:0.00
20140128-0007692

This is
( ) unimproved
(X) improved

property known as **3814 Bonnacreek Drive Hermitage, Tennessee 37076**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my/our hand (s) this the **17th** day of **January, 2014.**

RONALD D. WERNER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **RONALD D. WERNER**, 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/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the **17th** day of **January, 2014.**

Notary Public

My Commission Expires: 5-2014



RETURN TO:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212