BILL GARRETT, Davidson County
Trans:T20140040061 DEEDQC
Recvd: 06/06/14 13:40 2 pgs
Fees:12.00 Taxes:0.00
20140606-0049499

Instrument Prepared by:
Kim Adkins Attorney at Law
223 Rosa L Parks Avenue, North, Suite 402
Nashville, TN 37203

NAME and ADDRESS OF NEW OWNER:	SEND PROPERTY TAX STATEMENTS TO:	MAP and PARCEL NO:
	SAME	141-07-0B-45.00-C0

Stephen Lotz
Christin Lotz
801 Autumn Court
Nashville, TN 37221

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of one dollar ($1.00) cash in hand paid, the receipt of which is hereby acknowledged, hereinafter known as the Grantor, Stephen Lotz, by these presents do hereby quitclaim and convey onto, Stephen Lotz and wife Christin Lotz, hereinafter known as the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 206 on the Plan of Somerset Farms, Section three, First Revision of record in Book 7900, page 741, Register's Office for said County, to which Plan reference is hereby made for a more complete description.

Being the same property conveyed to Grantor by Warranty Deed dated May 4, 2013 from Steven P. Richardson and of record in Doc. No. 20130621-0064097, Register's Office for Davidson County, Tennessee.

The Plan, with Owner's Certificate of record in Plat Book 7900, Page 741, said Register's Office, which Plan shows a minimum building setback line and easement to which Plan reference is hereby made for a more complete description. Agreement for Dedication of Sewer line easement to the Harpeth Valley Utilities district of record in Book 9731, page 142, said Register's Office. The Declaration of Covenants, Conditions and Restrictions of record in Book 8556, page 11, Book 9383, page 526, rerecorded in Book 9662, page 869, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property, on a corner lot known as 801 Autumn Court, Nashville, Tennessee 37221. And also known as 6941 Somerset Farms Circle, Nashville, TN 37221.

Taxes for the year 2014 are assumed by the Grantee.

Grantor covenants that he is lawfully seized and possessed of said tract or parcel of real property, have full power and lawful authority to sell and convey it, and that the title to same.

All words and phrases contained in this instrument including any attachments are to be construed in singular, plural, masculine, feminine or neuter according to the contents which they appear.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM THE INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.

Witness my hand this 6 day of June 2014.

Grantor

ACKNOWLEDGMENT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On the 6 day of June 2014, before me personally appeared, **Stephen Lotz**, the Grantor, to me known or proved to be on the basis of satisfactory evidence, to be the person described in and who executed the forgoing instrument and acknowledged that he executed the same in his free act and deed.

Notary Public

My Commission Expires: MY COMMISSION EXPIRES: May 8, 2018

KARI SANDERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I swear or affirm that the actual value or consideration, whichever is greater, for this transfer is one dollar ($1.00).

Grantees

Sworn to and subscribed before me this 6 day of June 2014.

Notary Public

My Commission Expires: MY COMMISSION EXPIRES: May 8, 2018

KARI SANDERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY