BILL GARRETT, Davidson County
Trans:T20140070659 DEEDQC
Recvd: 09/22/14 10:22 2 pgs
Fees:12.00 Taxes:0.00
20140922-0086595

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**
**04314014000**

# QUITCLAIM DEED

**FROM:**
**TERESA LYNN HILLIER**
**1293 Goshentown Road**
**Hendersonville, Tennessee 37075**

**SEND TAX BILLS TO:**
**HILLIER PROPERTY MANAGEMENT, LLC**
**1293 Goshentown Road**
**Hendersonville, Tennessee 37075**

**NAME & ADDRESS OF NEW OWNER:**
**HILLIER PROPERTY MANAGEMENT, LLC**
**1293 Goshentown Road**
**Hendersonville, Tennessee 37075**

***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 I **TERESA LYNN HILLIER,** have this day bargained and sold, and do hereby transfer and convey unto **HILLIER PROPERTY MANAGEMENT, LLC,** its heirs and assigns, all my estate, right, title, to my interest and claim in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

**Tract A:** Being Lots Nos. 37 and 38 of Block "A" on the Map of Yowell Place as of record in Book 974, page 61, Register's Office for said County.
Said Lots Nos. 37 and 38 adjoin and front together 50 feet on the Westerly side of Hillcrest Drive, and run back between lines 256.75 feet on the northerly line of Lot No. 37 and 234.5 feet on the south line of Lot No. 38, to a dead line in the rear on which they measure 51.6 feet thereon.

**Tract B:** Being part of Lot No. 36 of Block "A" on the Map of Yowell Place, as of record in Book 974, page 61, Register's Office for said County, described according to a survey by T.R. Sanford, Surveyor, November 18, 1960, as follows:

Beginning at the Southeast corner of Lot No. 36 at a point in the westerly margin of Hillcrest Drive, said point being the corner of Lots Nos. 36 and 37; thence in a westerly direction, along the line between said lots, a distance of 148 feet to a point in the

boundary of said lots; thence at right angles northerly, a distance of 2 feet more or less to a point; thence running south toward Hillcrest Drive in a straight line to a point in the westerly margin of Hillcrest Drive, said point being 5 1/2 feet northerly from the point of beginning and running along the northerly side of a concrete block dividing wall which has been established along said line; said wall being approximately 86 feet more or less in length so that where said line reaches Hillcrest Drive, the same is at a point 5 feet, plus the width of said of said wall, from the beginning point heretofore described; thence-v southerly along the easterly margin of Hillcrest Drive, 5 1/2 feet to the point of beginning.

Being the same property conveyed to Teresa Lynn Hillier, by deed from Teresa Lynn Hillier, Successor Trustee of The Bobby Joe Knight Revocable Living Trust, of record as Instrument Number: 20131220-0128837, Register's Office for Davidson County, Tennessee.

This is improved property known as 218 Hillcrest Drive, Madison, TN 37115.

***IN WITNESS WHEREOF***, I have hereunto set my hand on this the 17th day of September, 2014.

Teresa Lynn Hillier
**TERESA LYNN HILLIER**

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared, **TERESA LYNN HILLIER**, 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 executed the foregoing instrument for the purposes therein contained.

~~Witness~~ my Hand and Notarial Seal at office in Hendersonville, Tennessee, on this the 17 day of Sept., 2014.

Ronald B Buchanan
NOTARY PUBLIC

RONALD B. BUCHANAN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

My Comm. Expires: 08/27/18

STATE OF TENNESSEE
COUNTY OF Sumner

The consideration for this transfer is $(-0-).

Teresa Lynn Hillier
**TERESA LYNN HILLIER**

Sworn to and subscribed before me this 17th day of Sept., 2014.

Ronald B Buchanan
NOTARY PUBLIC
My Comm. Expires: 08/27/18

RONALD B. BUCHANAN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY