Return to:

This Instrument Prepared By: TN Nations Title Agency Inc.
404 BNA Dr ste 307
Nashville Tn 37217

BILL GARRETT, Davidson County
Trans:T20140086412 DEEDQC
Recvd: 11/17/14 11:09 1 pgs
Fees:12.00 Taxes:0.00
20141117-0105788

QUITCLAIM DEED

NEW OWNER:
Rebecca Sterling
1320 Presidential Trace
Hermitage, Tn 37076

SEND TAX BILLS TO:
NEW OWNER

MAP/PARCEL
08607013600

For and in consideration of the sum of One Dollar ($1.00) cash in hand paid by GRANTEE, the receipt of which is hereby acknowledged, Larry Sterling Jr. hereinafter called the GRANTOR, does hereby quitclaim and convey unto Rebecca Sterling, GRANTEE, all right, title and interest in the said property listed below:

BEING LOT NO. 287 JACKSON'S RETREAT, PHASE V-A, AS SHOWN BY PLAT OF RECORD IN PLAT BOOK 6250, PAGE 309, OF THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TO LARRY STERLING, JR. AND REBECCA STERLING, HUSBAND AND WIFE BY WARRANTY DEED FROM MICHAEL L. BARRS AND CONNIE F. BARRS, HUSBAND AND WIFE AS RECORDED 9-23-2002 AS INSTRUMENT NUMBER 20020923-0115392.

This is improved property commonly known as 1320 Presidential Trace Hermitage, TN 37076.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

THIS INSTRUMENT WAS PREPARED WITHOUT A TITLE SEARCH OF THE SUBJECT PROPERTY.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the GRANTOR has hereunder set his/her/their hand(s) this 12 day of November, 2014.

Larry Sterling Jr.

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, a Notary Public of said County and State, the within named Larry Sterling Jr., with whom I am personally acquainted, or proved on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 12 day of November, 2014.

Tabatha Edwards
NOTARY PUBLIC

TABATHA EDWARDS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

My Commission Expires: 11-3-15

The actual consideration for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me, this 12 day of November, 2014.

Tabatha Edwards
NOTARY PUBLIC

TABATHA EDWARDS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

My Commission Expires: 11-3-15