THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND SMITH.SHOLAR.ASSOCIATES.PLLC. SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT, OR LEGAL AND/OR TAX RELATED COUNSEL.

QUITCLAIM DEED

Address New Owner:	Send Tax Bill To:	Map-Parcel Numbers
Marcy Erb and Earl M. Erb, wife and husband	Same as Owner	Map 53-3
208 Rolling Mill Road	"	Parcel 347
Old Hickory, TN 37138	"	

THIS INSTRUMENT PREPARED BY: Smith.Sholar.Milliken. PLLC. 846 Conference Drive Suite #4 Goodlettsville, TN 37072	STATE OF TENNESSEE COUNTY OF DAVIDSON } The actual consideration or value, whichever is greater, for this transfer is $42,500.00. Affiant Subscribed and sworn to before me, this the 20th day of November, 2014. Notary Public My commission expires: 3/27/18

MICHAEL T. MOSER STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

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 **Margie Stacey and Marcy Erb** "Grantor" by these presents, does hereby quitclaim and convey unto **Marcy Erb and Earl M. Erb, wife and husband** "Grantee", their successors and assigns, all of their right, title, and interest in and to the following described property in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 238 on the Plan of section "B", Village of Old Hickory, of record in Book 1424, Page 67, Register's Office for said county, described as follows:

Beginning at a point in the east margin of Hadley Avenue at the common corner of Lots Nos. 238 and 239; thence with the line between said lots, east 166.9 feet to a point in the rear line of lot no. 229; thence with the line between lots nos. 229 and 238, north 66.8 feet to a point in the south margin of Fourteenth Street; thence with the margin of the same, west 156.9 feet to the beginning of a curve; thence around said curve, southwesterly 15.7 feet to the east margin of Hadley Avenue; thence with the margin of the same, south 56.8 feet to the point of beginning.

Subject to and/or reserving (1) permanent easement 22 feet wide for private road and utilities and one (1) special easement 15 feet wide for sewer, water, electric and/or telephone cable, together with all rights in connection with said easements, including the ingress and egress over the property herein conveyed for servicing easements. If special easement is abandoned for the purpose for which the same has been dedicated, all rights thereunder will terminate and such special easement may not be reused for a different or dissimilar purpose, all as shown on said recorded plan, which is made a part of this description by reference thereto.

BILL GARRETT, Davidson County
Trans: T20140088211 DEEDQC
Recvd: 11/24/14 10:52 2 pgs
Fees: 13.00 Taxes: 157.25
20141124-0107860

Being the same property conveyed to Margie Stacey, married and Marcy Erb, married as tenants in common each owning a ½ undivided interest, by Quitclaim Deed of record in Instrument No. 201105020033358, in the Register's Office for Davidson County, Tennessee.

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

This is improved property, known as 1401 Hadley Avenue, Old Hickory, TN 37138.

Witness my hand this 20th day of November, 2014.

Grantor- Margie Stacey

Grantor- Marcy Erb

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named Marcie Stacey, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 20th day of November, 2014.

Commission expires: 3/27/18

Notary Public

MICHAEL T. MOSER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named Marcy Erb, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 20th day of November, 2014.

Commission expires: 3/27/18

Notary Public

MICHAEL T. MOSER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

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