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BILL GARRETT, Davidson County
Trans:T20150000215 DEEDQC
Recvd: 01/02/15 12:06 2 pgs
Fees:12.00 Taxes:0.00
20150102-0000280

THIS INSTRUMENT PREPARED BY:
Judy S Wells, Attorney
7101 Executive Center Drive, #151
Brentwood, TN 37027

NEW OWNER:	**SEND TAX BILLS TO:**	**MAP/PARCEL:**
James C. Crothers	Guaranty Trust Company	117-15-0-074.00
and Teresa S. Crothers	316 Robert Rose Drive	
1607 Observatory Court	Murfreesboro, TN 37129	
Nashville, TN 37215		

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I, Teresa S. Crothers, a married woman, for and in consideration of Ten and no/100's ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold and do hereby convey, remise, release and forever quitclaim unto James C. Crothers and wife, Teresa S. Crothers, all my interest, if any, whether marital or otherwise, in and to a certain tract of land in Davidson County, Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Lot No. 1 on the Final Plat of the Revision to Lot 1 Plan of Resubdivision of Lots 1 and 3 of Addition to Green Hills and Revision to Lot 4 Plan of Green Hills of record in Instrument 20060209-0015993, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.
>
> Being a portion of the same property conveyed to Richard D. Sweeney and wife, Janice B. Sweeney by Warranty deed from Arie Moore West Bean of record in Book 9661, page 218 Register's Office for Davidson County, Tennessee, dated May 1, 1995 and recorded on May 2, 1995.
>
> Janice B. Sweeney died October 28, 2013 and Richard D. Sweeney died February 25, 2014. He left a will probated at Docket 14P561 and recorded at Instrument 20140804-0069557 leaving the property to his children Richard D. Sweeney, Jr. and Teresa S. Crothers. Also see Instrument No. 20150102-0000278

This is improved property known as 1607 Observatory Court.

This instrument and the interest released and quitclaimed are subject to such limitations, encumbrances, easements and restrictions as may affect the premises.

WITNESS my hand this the 18th day of December, 2014.

Teresa S. Crothers

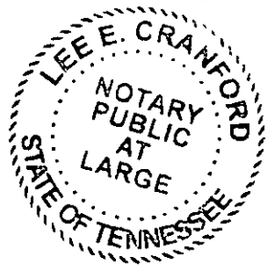
STATE OF TENNESSEE
COUNTY OF Williamson

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Teresa S. Crothers with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon her oath acknowledged herself to be the within named bargainor, and that she executed the foregoing instrument of her own free will for the purposes therein set forth.

Witness my hand and official seal at the office in Franklin, Tennessee, on this the 18th day of December, 2014.

Notary Public

My Commission Expires: 1/9/2016



STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is $0.00.

Teresa S. Crothers

Sworn to and subscribed before me this the 18th day of December, 2014.

Notary Public

My commission expires: 1/9/2016

