Davidson County DEEDQC
Recvd: 04/14/15 09:03 5 pgs
Fees:27.00 Taxes:0.00
20150414-0032673

This instrument prepared by:
First American Title Insurance Company
Mortgage Services Division-NTP
1591 Galbraith Ave, Suite 200
Grand Rapids, Michigan 49546
(800)540-7064

File No.: **8527246n**

#49845373

QUIT CLAIM DEED

THIS INDENTURE, made and entered into as of the 28 day of March 15 by and between **ARTHUR C BATSON ALSO KNOWN AS ARTHUR C BATSON JR and BARBARA J BATSON**, a **BARBARA J BATSON, HUSBAND AND WIFE AS JOINT TENANTS AND NOT AS TENANTS IN COMMON WITH FULL RIGHTS OF SURVIVORSHIP, THE WHOLE ESTATE TO VEST IN THE SURVIVOR IN THE EVENT OF THE DEATH OF EITHER**, party of the first part, and **ARTHUR C BATSON JR AND BARBARA J BATSON**, a **HUSBAND AND WIFE**, party of the second part.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, the party of the first part does hereby bargain, sell, release, remise, quit claim and convey unto the party of the second part, the following described real estate, situated in the City of **Old Hickory**, County of **DAVIDSON**, State of Tennessee and being more particularly described on Exhibit "A" attached hereto and incorporated herein by reference.

Being the same property conveyed to the party of the first part by Deed of record in:
Book , Page No. or Instrument No.: in said Registor's office.

The property is improved with an address of: **1009 Tonyawood Dr, Old Hickory, Tennessee 37138**

The property is unimproved.

IN WITNESS WHEREOF, the party of the first part has executed this instrument as of the day and year first above written.

Arthur C Batson AKA Arthur C Batson JR.
ARTHUR C BATSON a/k/a ARTHUR C BATSON JR

Barbara J. Batson
BARBARA J BATSON

STATE OF **Tennessee**

COUNTY OF **DAVIDSON**

Personally appeared before me, Frank Lankford (name of notary public), **ARTHUR C BATSON and BARBARA J BATSON**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand at office, this 28 day of March 2015

Notary Public

My Commission Expires: _____

FRANK LANKFORD
MY COMMISSION EXPIRES
MAY 5, 2015

STATE OF **Tennessee**

COUNTY OF **DAVIDSON**

I hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $.

Affiant

Subscribed and sworn to before me this the _____.

Notary Public

My Commission Expires: _____

FRANK LANKFORD
MY COMMISSION EXPIRES
MAY 5, 2015

(SPACE BELOW THIS LINE FOR STATISTICAL AND RECORDING DATA ONLY)

TAX PARCEL NO.:
063160B16900C

NAME AND ADDRESS OF A PROPERTY OWNER:
ARTHUR C BATSON JR AND BARBARA J BATSON
1009 Tonyawood Dr
Old Hickory, TN 37138

NAME AND ADDRESS OF THE PERSON OR ENTITY
RESPONSIBLE FOR THE PAYMENT OF THE REAL PROPERTY TAXES

SAME

EXHIBIT 'A'

File No.: **8527246n (TM)**

Property: **1009 Tonyawood Dr, Old Hickory, TN 37138**

BEING LOT NO. 251 ON THE PLAN OF HAMPTON PARK (FORMERLY CHITWOOD DOWNS, A PLANNED UNIT DEVELOPMENT), AS OF RECORD IN PLAT BOOK 6900; PAGE 550, 551 AND 552 AND CERTIFICATE OF CORRECTION IN BOOK 7642, PAGE 445 AND BY AMENDMENT TO CHANGE NAME IN BOOK 8181, PAGE 112, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE LEGAL DESCRIPTION.

Being all of that certain property conveyed to ARTHUR C BATSON, BARBARA J BATSON, HUSBAND AND WIFE AS JOINT TENANTS AND NOT AS TENANTS IN COMMON WITH FULL RIGHTS OF SURVIVORSHIP, THE WHOLE ESTATE TO VEST IN THE SURVIVOR IN THE EVENT OF THE DEATH OF EITHER from ARTHUR C BATSON, A MARRIED MAN, HEREIN JOINED BY HIS SPOUSE, BARBARA J BATSON, by deed dated 09/16/2011 and recorded 09/23/2011 IN INSTRUMENT NO. 20110923-0073770 of official records.

A.P.N. 063160B16900C

WHEN RECORDED, RETURN TO:
FIRST AMERICAN TITLE INSURANCE CO.
1100 SUPERIOR AVENUE, SUITE 200
CLEVELAND, OHIO 44114
NATIONAL RECORDING

BATSON
49895373 **TN**
FIRST AMERICAN ELS
QUIT CLAIM DEED

True Copy Certification

I, Lakeisha Arnold, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature LaKeisha Arnold

State of Ohio

Count of Cuyahoga

Personally appeared before me, Tiffany E. Washington, notary public for this county and state, Lakeisha Arnold who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: Dec. 16, 2016

Notary Seal



