BILL GARRETT, Davidson County
Trans:T20150042272 DEEDQC
Recvd: 06/01/15 10:51 2 pgs
Fees:12.00 Taxes:0.00
20150601-0050283

THIS INSTRUMENT PREPARED BY:
Webb Sanders PLLC
2784 Highway 31W
White House, TN 37188

THERE HAS BEEN NO TAX ADVICE, INCLUDING, BUT NOT LIMITED TO, INCOME OR GIFT TAX ADVICE ON THE TRANSFER OF THIS PROPERTY, NOR THE FILING (IF REQUIRED) OF ANY TAX RETURNS AND PREPARER ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF THE INFORMATION FURNISHED BY THE GRANTOR SHOWN HEREIN.

QUITCLAIM DEED

Address New Owner(s):	Send Tax Bills To:	Map/Parcel Number(s):
Eugene Bagsby, IV Chasity D. Bagsby 3042 Morgan Road Joelton, TN 37080	New Owner	Map 303 Parcel 303.00 (015000030300)

This Indenture, made on the 26th day of March, 2015, by and between Eugene Bagsby, IV married, hereinafter referred to as **GRANTOR**, and Eugene Bagsby, IV and Chasity D. Bagsby, husband and wife, hereinafter referred to as **GRANTEE**.

GRANTOR, for and in consideration of Ten Dollars ($10.00) and other good and valuable consideration, conveys and quit claims to **GRANTEE** all interest in the following described real estate, situated in the County of Davidson, State of Tennessee:

Land in the 1st Civil District of Davidson County, Tennessee, and being identified in the Davidson County Property Asssessor's Office as Map 015 Parcel No. 303.00, and described as follows:

Beginning at an iron pin (set by Steve Artz) in the northern right-of-way Morgan Road, and being the southeast corner of a tract owned by, Ernst Jones, Ronald and Lisa Jones Jr., as of record in Instrument #20061106013818, R.O.D.C., Tn., and being the southwest corner of this tract, THENCE: with Jones east line, N 07 deg 30 min 50 sec E, 892.00' to an iron pin, THENCE: with a new line, S 83 deg 24 min 00 E, 359.95' to a point, THENCE: S 07 deg 30 min 50 W, 474.60' to a point. THENCE: N 83 deg 24 min 00 sec W, 125.00' to a point, THENCE: S 07 deg 30 min 50 sec W, 125.00' to a point, THENCE: S 83 deg 24 min 00 E, 125.00' to a point. THENCE: S 07 deg 30 min 50 sec W, 290.00 to a point in the northern right-of-way Morgan Road, THENCE: with said right-of-way, N 83 deg 46 min 55 sec W, 360.00' to the point of beginning containing 7.001 acres more or less.

BEING the same property conveyed to Eugene Bagsby, IV, married by Warranty Deed from mark Steven Reeves, Barbara Ellen Reeves Mitchell and Roger Talmage Reeves, as Devisees under the Last Will and Testament of Annie Elizabeth Reeves, deceased, dated August 15, 2013, and recorded August 19, 2013 in Instrument No. 20130819-0086718, Register's Office of Davidson County, Tennessee. See Scrivener's Affidavit in Instrument No. 20140618-0053098 correcting legal description.

This is improved property known as 3042 Morgan Road, Joelton, TN 37080.

IN WITNESS WHEREOF, the undersigned Grantor has executed this instrument or has caused same to be executed this 26th day of March, 2015.

Eugene Bagsby, IV

STATE OF TENNESSEE)
)
SUMNER COUNTY)

The actual consideration for this transfer or value of property transferred (whichever is greater) is $0.00

Affiant

Sworn to and subscribed before me this 26th day of March, 2015.

Notary Public

My Commission Expires:
03/01/2016

STATE OF TENNESSEE)
)
SUMNER COUNTY)

On this date, before me personally appeared Eugene Bagsby, IV, to me known to be the person who executed the foregoing instrument therein contained.

In Witness Whereof, I have hereunto set my hand and affixed my official seal this 26th day of March, 2015.

Notary Public
My term expires: 03/01/2016