BILL GARRETT, Davidson County
Trans:T20150058465 DEEDQC
Recvd: 07/17/15 14:16 2 pgs
Fees:12.00 Taxes:0.00
20150717-0070177

# ~ QUIT CLAIM DEED ~

***PREPARER MAKES NO REPRESENTATION AS TO TITLE AND INTENT HEREIN.***
***ALL APPLICATIONS ARE BASED ON INFORMATION PROVIDED OR APPROVED BY THE PARTIES.***

KNOW ALL MEN BY THESE PRESENTS, that **BARBARA KAY HAMILTON**, of the County of WILSON and State of Tennessee, for and in consideration of the sum of Ten Dollars ($10.00), do hereby bargain, sell, release, remise, quit claim and convey unto, **Trustees, JAMES AND KAY HAMILTON UDT,** JAMES & KAY HAMILTON FAMILY TRUST, **Dated:** April 14, **2015,** all the right, title and 100% *interest* in and to the following described real estate, to-wit:

***See legal description attached hereto as EXHIBIT "A".***

Barbara Kay Hamilton
AKA Kay Hamilton

**This being the same property conveyed in Instrument No.**

**Parcel Number: 122010A42700CO**

*This transfer is exempt from Tennessee recording tax pursuant to T.C.A. #67-4-409(a)(3)(F).*

x James G. Hamilton
**JAMES G. HAMILTON**

x Kay Hamilton
**KAY HAMILTON**

STATE OF TENNESSEE
COUNTY OF SUMNER

On this 29 day of May, 2015, before me, Kathy Likens, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared JAMES AND KAY HAMILTON to me known (or proved on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

KATHY LIKENS
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY

My Commission expires:
7-28-16

x Kathy Likens
Notary Public

**Property Known As: 166 ANTLER RIDGE CIRCLE UNIT 16, NASHVILLE, TN 37214**

**New Owner's Name and Address: JAMES AND KAY HAMILTON,** Trustees, UDT, JAMES & KAY HAMILTON FAMILY TRUST
Dated: April 14, 2015, residing at – **834 RIDGETOP ROAD, MT. JULIET, TN 37122**
**Mail Tax bills to: WILSON BANK AND TRUST, 1130 NORTH CASTLE HEIGHTS AVENUE, LEBANON, TN 37087**

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $10.00.

Affiant

Subscribed and sworn to before me this the _____ day of _____, 2015.

Notary Public
My Commission Expires:

Prepared by:
Kirby & Associates
181 East main St. Suite 1
Hendersonville, Tn 37075
Phone - (615-822-1496

**EXHIBIT A – LEGAL DESCRIPTION**

LAND IN DAVIDSON COUNTY, TN AND BEING UNIT NO. 16 IN WOOLDAND POINT, PHASE X, A PRIVATE ELEMENT HORIZONTAL PROPERTY REGIME LOCATED ON BUCK RUND DRIVE AND/OR ANTLER RIDGE CIRCLE, NASHVILLE, DAVIDSON COUNTY, TN AND DESCRIBED IN A DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR WOODLAND POINT TOWNHOMES.

Current Source of Title #20011109-0089977