BILL GARRETT, Davidson County
Trans:T20150078606 DEEDQC
Recvd: 09/16/15 09:51 3 pgs
Fees:17.00 Taxes:0.00
20150916-0093802

# QUITCLAIM DEED

This instrument was prepared by:

Brian Pesterfield
3031 New Natchez Trace
Nashville, TN 37215

| | |
|---|---|
| Name and address of the new owner (the Grantee): | Brian Pesterfield<br>3031 New Natchez Trace<br>Nashville, TN 37215 |
| Name and address of the Mortgagee (the holder of a mortgage loan): | fsgBANK<br>301 Keith Street<br>Cleveland, TN 37311 |
| Tax map parcel number: | 117 11 013 116.00 |
| Mail tax bills to: | Brain Pesterfield<br>3031 New Natchez Trace<br>Nashville, TN 373215 |

In consideration of Ten Dollars and other valuable consideration paid, the receipt of which is acknowledged, I, Kimberly Pesterfield, the Grantor, sell, transfer, and convey to Brain Pesterfield, the Grantee, all of my right, title and interest in the following real estate:

IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE:

SEE ATTACHED SCHEDULE "A".

THIS CONVEYANCE IS SUBJECT TO MATTERS OF PUBLIC RECORD including the following: (1) governmental zoning and other ordinances and regulations; (2) utility, sewer, drainage, and other easements and stipulations; and (3) subdivision and condominium covenants, conditions, declarations, and other restrictions.

THIS CONVEYANCE IS ALSO SUBJECT TO (1) the rights of tenants or claims of tenants in possession under oral, or written but unrecorded, leases or other agreements and (2)

Witness my hand this 9th day of Sept, 2015.

Kimberly Pesterfield
Grantor

**Acknowledgement**

STATE OF Tennessee
COUNTY OF Davidson

On the 9th day of September, 2015, before me personally appeared [redacted] Pesterfield, the Grantor, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument and acknowledged that he or she executed the same as his or her free act and deed.

Notary Public

My commission expires: May 3, 2016.

MARK LUCAS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON My Commission Expires May 3, 2016.

**Affidavit of Value**

STATE OF Tennessee
COUNTY OF Davidson

I swear or affirm that the actual consideration for this transfer, or the value of the property transferred, whichever is greater, is $ 0. That amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Grantee

Sworn to and subscribed before me this 9th day of September, 2015.

Notary Public

My commission expires: May 3, 2016.

MARK LUCAS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON My Commission Expires May 3, 2016.

SCHEDULE "A"

THE FOLLOWING REAL PROPERTY SITUATED IN THE COUNTY OF DAVIDSON, AND STATE OF TENNESSEE, DESCRIBED AS FOLLOWS:

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT H-4, PARCEL NO. 116, ON THE PLAN OF REVISED THE VILLAGER EAST CONDOMINIUM APARTMENTS OF RECORD IN BOOK 5200, PAGE 235, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION, TOGETHER WITH THE APPURTENANT INTEREST IN THE COMMON ELEMENTS OF VILLAGER EAST CONDOMINIUMS, A HORIZONTAL PROPERTY REGIME BY MASTER DEED OF RECORD IN BOOK 5457, PAGE 298, CORRECTED IN BOOK 5553, PAGE 336, SAID REGISTER'S OFFICE.

BEING THE SAME PROPERTY CONVEYED TO THE GRANTORS(S) BY A DEED RECORDED 01/17/2006, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, STATE OF TENNESSEE, IN DEED BOOK 20060117, PAGE 0005972.

KNOWN: 3600 HILLSBORO PIKE APT H4

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR
PRINTING IN THIS DOCUMENT
UNSATISFACTORY WHEN RECEIVED