BILL GARRETT, Davidson County
Trans:T20150088256 DEEDQC
Recvd: 10/16/15 11:14 2 pgs
Fees:12.00 Taxes:0.00
20151016-0105368

This instrument prepared by:
Joe F. Gillespie, Jr.
6408-A Clarksville Highway
Joelton, Tenn. 37080
(No title search has been conducted and all description information was provided by the Grantees)

New Owners:	**Send tax bills to:**	**Map/Parcel Nos.:**
		Map 021
Brittany Duncan and Bryan Kirby	**Same**	**Parcel 326**
104 Babbs Drive		
Joelton, Tenn. 37080		

STATE OF TENNESSEE)
COUNTY OF Davidson **)**

The actual consideration or value, whichever is greater, is $0.00 (ZERO DOLLARS).

BRITANNY DUNCAN

Subscribed, sworn and acknowledged before me this 10 **day of** Oct **, 2015.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: ~~October 18, 2016~~
My Commission Expires January 9, 2016

COLBY SHEPPERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

QUITCLAIM DEED

FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, **I, BRITANNY DUNCAN**, individually, hereby convey to **BRITTANY DUNCAN and BRYAN KIRBY, as tenants in common,** all of my right, title and interest to a certain tract of land located in Davidson County, Tennessee, and more particularly

described as follows:

BEING Lot No. 1 of the W.C. Gifford property, Section 1, located in Davidson County, Tennessee, according to a survey made by Bruce Rainey and Associates, Surveyors, dated January 17, 1986, of record in Book 6200, Page 369, Register's Office for Davidson County, Tennessee.

Said Lot No. 1 fronts 155.97 feet on Clarksville Highway and runs back 625.78 feet along the divided line to a dead line in the rear adjoining Lot No. 2 in said W.C. Gifford Subdivision, measuring 184.75 feet there

BEING the same property conveyed from Julie Duncan to Brittany Duncan, of record, being Instrument No. 20130613-0060241, Davidson County Register of Deeds Office.

This is improved property known as 104 Babbs Drive, Joelton, Tenn., 37080.

No title search was conducted in preparation of this deed and all description information was provided by the Grantees.

WITNESS MY HAND.

BRITTANY DUNCAN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public for the above County and State, the within named bargainor Brittany Duncan, with whom I am personally acquainted or who proved to me her identity on the basis of sufficient evidence, and who acknowledged she executed the foregoing document for the purposes recited therein. Witness my hand this 10 **day of** Oct **, 2015.**

NOTARY PUBLIC

COLBY SHEPPERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

~~**MY COMMISSION EXPIRES:**~~

My Commission Expires January 9, 2016