BILL GARRETT, Davidson County
Trans:T20160002033 DEEDQC
Recvd: 01/08/16 14:48 2 pgs
Fees:12.00 Taxes:0.00
20160108-0002221

THIS INSTRUMENT PREPARED FROM
INFORMATION AND DOCUMENTS
PROVIDED BY THE PARTIES BY:
DEAN ROBINSON, ATTORNEY
1000 Pleasant Grove Place
Suite 200
Mt. Juliet, TN 37122

ADDRESS NEW OWNER:
Charles D. Simms et ux
2717 Bluefield Avenue
Nashville, Tennessee 37214

MORTGAGEE:
None

SEND TAX BILLS:
New Owner

MAP-PARCEL:
08414021000

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of all of which is hereby expressly acknowledged, I, **Daryl Spicer,** hereinafter called the Grantor, have bargained and sold, and do hereby quitclaim and convey unto **Charles D. Simms and wife, Lori O. Simms,** hereinafter called the Grantees, their heirs and assigns, all of our right title and interest in and to the following described tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> Being Lot No. 58 on the Plan of Donelson Meadows, as shown by plat of record in Plat Book 1835, page 35, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.
>
> Being the same property conveyed to Daryl Spicer by Substitute Trustee's deed dated November 13, 2015, from Rubin Lublin TN, PLLC, Substitute Trustee, as of record in Instrument No. 20151130-0120283, Register's Office for Davidson County, Tennessee.
>
> This is improved property known as 208 Dellrose Drive, Nashville, Tennessee 37214.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

IN WITNESS WHEREOF, I have hereunto set my hand this the 8th day of January, 2016.

DARYL SPICER

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Daryl Spicer, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal at Mt. Juliet, Tennessee, this 8th day of January, 2016.

Tina D. Brown
NOTARY PUBLIC

TINA D. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission Expires: 12-10-2017

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual consideration or value, whichever is greater for this transfer is $ 0.

Daryl D. Spicer
AFFIANT

Subscribed and sworn before me
this 8th day of January, 2016.

Tina D. Brown
NOTARY PUBLIC

TINA D. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission Expires: 12-10-2017