BILL GARRETT, Davidson County
Trans:T20160034157 DEEDQC
Recvd: 04/26/16 10:26 2 pgs
Fees:12.00 Taxes:0.00
20160426-0040390

This Instrument is prepared by:
Landon L Struble
205 Forrest Park Rd
Madison TN 37115

QUITCLAIM DEED

Address of New Owner:	**Send Tax Bills to:**	**Map-Parcel:**
Landon L Struble 205 Forrest Park Rd Madison TN 37115	SAME	043-13-0-127.00

For and in consideration of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter named grantee(s), and other consideration, the receipt of all of which is hereby acknowledged; **Bradley Leland Anderson n/k/a Landon L Struble, an unmarried man** does hereby quitclaim and transfer to **Landon L Struble, an unmarried man**, all of their rights, title and interest in the following parcel of real estate located in **Rutherford County, Tennessee** and being further described as follows:

The Southerly 50 feet of the Northerly 150 feet of the Westerly 150 feet of Lot No. 1 on the Forest Park Average Tracts, as of record in Book 843, Page 45, Register's Office for Davidson County, Tennessee.

Said Part of Lot No. 1 fronts 50 feet on the Easterly side of Forest Park Road and runs back between parallel lines 150 feet to a dead line.

Being the same property conveyed to Bradley Leland Anderson, an unmarried man by deed from Lindsey Petrosky, sole heir at law and Administratrix of the Estate of Christopher Joseph Petrosky, dated 07/11/2014, of record in Instrument No. 20140723-0065296, said Register's Office. The said Bradley Leland Anderson having since changed his name to Landon L Struble.

This conveyance is further subject to (1) applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) any and all other matters of public record.

****This instrument was prepared from information provided by the parties. No title examination or settlement has been performed. Preparer of this document makes no warranties as to title on the property herein conveyed. This Quitclaim Deed was prepared from information furnished to preparer and preparer makes no warranties as to the accuracy of information furnished****

This is improved property known as: **205 Forrest Park Road, Madison, Tennessee 37115.**

In Witness Whereof, the undersigned has executed this Quitclaim Deed on this 21st day of April 2016.

Bradley Leland Anderson n/k/a Landon L Struble
Bradley Leland Anderson n/k/a Landon L Struble

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Before me, the undersigned Notary Public of the state and county aforesaid, personally appeared Bradley Leland Anderson n/k/a Landon L Struble with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office in Murfreesboro, Tennessee, this the 21st day of April 2016

Vanessa E Allen
Notary Public

Rutherford County Vanessa E. Allen STATE OF TENNESSEE NOTARY PUBLIC

My Commission expires: 8/18/18

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me under oath this 21st day of April 2016

Vanessa E Allen
Notary Public

Rutherford County Vanessa E. Allen STATE OF TENNESSEE NOTARY PUBLIC

My Commission Expires: 8/18/18