QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Map Parcel Number
Terry K. Hobbs	Same	025-16-0-021
1941 Graceland Dr.		025-16-0-022
Goodlettsville, TN 37072		

FOR AND IN CONSIDERATION OF One dollar ($1.00) cash in hand paid, the receipt of which is hereby acknowledged, Caroleen E. Hobbs Mroz, on June 21, 2016, by these presents do hereby quitclaim and convey unto Terry K. Hobbs, his successors and assigns, all right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot Nos. 40 and 41 on the Plan of Goodlettsville Heights, Section III, as of record in Plat Book 1835, page 98, Register's Office for said county to which plat reference is hereby made for a more particular description.

Said Lot No. 40 is described as follows: Beginning at a point on the easterly margin of Dickerson Road, common corner of Lot Nos. 39 and 40; thence in an easterly direction, along the line between two lots, 267.3 feet to a point; thence in a northerly direction, 169.7 feet to a point on the dividing line between two lots, 212.7 feet to a point on the easterly margin of Dickerson Road; thence in a southerly direction along the easterly margin of said road, 130 feet to a point; thence easterly 10 feet to a point; thence southerly 30 feet to the point of beginning.

Said Lot No. 41 is described as follows: Beginning at a point on the easterly margin of Dickerson Road, at the common corner of Lots Nos. 40 and 41; thence in an easterly direction, along the line between said two lots, 212.7 feet to a point; thence in a northerly direction, along the line between Lot Nos. 41 and 42, 265 feet to a point in the southerly margin of Moss Trail Road; thence with the southerly margin of said road in a westerly direction, 178.6 feet to a point; thence continuing around a curve in a westerly and southerly direction, 30.2 feet to a point on the easterly margin of Dickerson Road; thence with the margin of said road in a southerly direction, 235 feet to a point of beginning.

Being the same property conveyed to Caroleen Elizabeth Hobbs Mroz and Terry King Hobbs by deed of record Transaction No: T20090068429, 10/07/09, 3 pages (20091007-0093275)

Subject to any and all plats, easements, restrictions, and other matters of record, the above legal description is the same as that contained in the previous deed of record.

This property is located and known as 904 So. Dickerson Rd, Goodlettsville, Tennessee 37072.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate against all persons.

This instrument prepared by Caroleen Hobbs Mroz, 1941 Graceland Dr., Goodlettsville, TN 37072.

BILL GARRETT, Davidson County
Trans:T20160053058 DEEDQC
Recvd: 06/22/16 10:59 2 pgs
Fees:12.00 Taxes:0.00
20160622-0063514

State of Tennessee **County of Sumner**

The actual consideration or value whichever is greater, of this transfer is $0.00.

Subscribed and sworn to before me this the 21 day of June, 2016.

Caroleen E. Hobbs Mroz

My commission expires April 24, 19 Magan Dixon

Notary Public

(Affix Seal) MAGAN DIXON STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Caroleen E. Hobbs Mroz

Caroleen E. Hobbs Mroz

State of Tennesee

County of Sumner

Personally appeared before me, Magan Dixon, a Notary Public in and for said County and State, the within named Caroleen E. Hobbs Mroz, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Hendersonville Tennessee, this 21 day of June, 2016.

Commission expires April 24, 2019 Magan Dixon

Notary Public

(Affix Seal) MAGAN DIXON STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY