BILL GARRETT, Davidson County
Trans:T20160068554 DEEDQC
Recvd: 08/08/16 15:17 3 pgs
Fees:22.00 Taxes:0.00
20160808-0082427

This Instrument Prepared Without Title Search,
From Information Provided by the Parties, by:
JOHN P. BROWN, III, ATTORNEY AT LAW
2010 21ST Avenue, South, Nashville, TN 37212
PH: (615) 915-5300

FROM: **CATHY SWANK, PERSONAL REPRESENTATIVE for the ESTATE OF WILLIAM CLARENCE BURCH**

TO: **John P. Brown, III, Trustee**

AND

FROM: **John P. Brown, III, Trustee**

TO: **CATHY SWANK and MARY GOAD**

ADDRESS NEW OWNER:
CATHY SWANK
3809 Bonnacreek Drive
Hermitage, TN 37076

SEND TAX BILLS:
SAME

MORTGAGEE:
NONE

MAP & PARCEL
4D 67558
74-16
Par. 171

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) and for other good and valuable consideration the receipt of which is hereby acknowledged, I, Cathy Swank, Personal Representative for the Estate of William Clarence Burch (DOD: 11/21/2014 -- see Davidson County Probate Court, Case No. 15P-126) have bargained and sold and by these presents do quitclaim and convey unto John P. Brown, III, hereinafter called the Trustee, his successors and assigns, all of the Estate's right, title and interest in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> LAND in Davidson County, Tennessee, being Lot No. 968 on the Map of Hermitage Hills Subdivision, Section Eleven, as of record in Book 3600, page 30, Register's Ofiice for Davidson County, Tennessee.

SAID Lot No. 968 fronts 80 feet on the southerly margin of Bonnacreek Drive and runs back between lines measuring 150.45 feet on the easterly side and 138.64 feet on the westerly side to a dead line in the rear on which measures 80.73 feet.

Being the same property conveyed by Warranty Deed from F. E. Stratton, Jr. and wife Bettie Stratton, dated July 9, 1965, to William Clarence Burch and Wife Gail S. Burch, of record in Book 3910, Page 944, Register's Office for Davidson County, Tennessee. The said Gail S. Burch became deceased on April 5, 2002, and William Clarence Burch subsequently became deceased on November 21, 2014, his entire estate having passed pursuant to the laws of intestate succession to his daughters (only heirs), Cathy Swank and Mary Goad.

This is improved real property located at and known as 3809 Bonnacreek Drive, Hermitage, Davidson County, Tennessee, 37076.

And now I, the said **John P. Brown, III, Trustee**, for the express purpose of carrying out the intent of this conveyance, as set out above, do hereby quitclaim and convey unto **CATHY SWANK and MARY GOAD,** their heirs and assigns, all of my right, title and interest in and to the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions, defects, if any, and encumbrances as may affect the premises, as set forth above.

IN WITNESS WHEREOF, we have hereunto set our hands this the 5th day of August, 2016.

Cathy Swank

CATHY SWANK, PERSONAL REPRESENTATIVE
for the ESTATE OF WILLIAM CLARENCE BURCH

John P Brown, III

JOHN P. BROWN, III, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **CATHY SWANK, PERSONAL REPRESENTATIVE for the ESTATE OF WILLIAM CLARENCE BURCH**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 5th day of August, 2016.

Shelby Mathews
NOTARY PUBLIC

SHELBY MATHEWS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: 11/5/18

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the Undersigned Notary Public in and for said County and State, the within named **JOHN P. BROWN, III, Trustee,** 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 this the 5th day of August, 2016.

Shelby Mathews
NOTARY PUBLIC

SHELBY MATHEWS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: 11/5/18

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is NONE.

Cathy Swank
AFFIANT

Subscribed and sworn to before me this 5th day of August, 2016.

Shelby Mathews
NOTARY PUBLIC

SHELBY MATHEWS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: 11/5/18