BILL GARRETT, Davidson County
Trans:T20160071471 DEEDQC
Recvd: 08/17/16 10:41 5 pgs
Fees:27.00 Taxes:0.00
20160817-0085797

This Instrument Prepared By: Lillian Amador at 2813 Penn Meade Drive Nashville, TN 37214

Quitclaim Deed

KNOW ALL MEN BY THESE PRESENTS THAT:

Alice Marie Fey, not married, of 2813 penn meade drive, (the "Grantor"), for and in consideration of 0.00 Dollars, does hereby sell, remise, release, quit claim and convey unto Lillian Amador, not married, of 2813 Penn Meade Drive Nashville TN 37214, (the "Grantee"), the following described real estate located in the county of Davidson, State of Tennessee:

2813 Penn Meade Drive Nashville Tennessee 37214.
See Exhibit A for Legal Description.

Being all or part of the same property described in the County Register's Deed book _____, Page #20160706-0068914

~~TO HAVE AND TO HOLD the aforesaid real estate, together with all the appurtenances and hereditaments attached to the property, unto the Grantee, Grantee's heirs and assigns, forever.~~

IN WITNESS WHEREOF the Grantor has executed this instrument this 6 day of August, 2016.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
Lillian Amador, Affiant
Subscribed and sworn before me this the
17 Day of AUG, 2016
Abby Wood, Deputy Register

Signed in the presence of:

Signature

Alice Marie Fey

Name

Alice Marie Fey

Grantor Acknowledgement

STATE OF TENNESSEE

COUNTY OF Rutherford

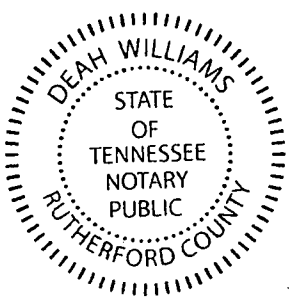
Before me, Deah W., a Notary Public in and for the said state and county, duly commissioned and qualified, personally appeared Alice Marie Fey, known to me (or proven to me on the basis of satisfactory evidence) to be the person described in and who executed this Quitclaim Deed, and acknowledged that they executed this Quitclaim Deed with lawful authority as a free and voluntary act.

WITNESS my hand and Notarial Seal at office this 6 day of August, 2016.

Notary Public, the State of Tennessee

County of Rutherford

My commission expires: 5/19/19



Register's Fee $ _____

New owner

Mail Tax Notice to: Alice Marie Fey, 2813 Penn Meade Drive Nashville TN 37214

Parcel Number: _____

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Exhibit A

FOR OFFICIAL USE	STATE OF TENNESSEE COUNTY OF Davidson
BILL GARRETT, Davidson County Trans:T20160057309 DEEDWARR Recvd: 07/06/16 09:40 2 pgs Fees:13.00 Taxes:617.90 [redacted] 20160706-0068914	THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $167,000.00. Affiant SUBSCRIBED AND SWORN TO BEFORE ME, THIS June 30, 2016. Notary Public MY COMMISSION EXPIRES: 7-24-2017 (AFFIX SEAL)

WARRANTY DEED

This Instrument Prepared By and Return To:

FOUR STAR TITLE

2506 North Mt. Juliet Road, Mt. Juliet, TN 37122
File #16-0281

BRYANT L. GRANTHAM STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Alice M. Fey	Owner at property	52-13-B-201 CO
(NAME) 2813 Penn Meade Drive	(NAME) address	
(ADDRESS) Nashville,TN 37214	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Kristen K. Hoyle, unmarried,** HEREINAFTER CALLED THE GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Alice M. Fey, an unmarried individual,** HEREINAFTER CALLED THE GRANTEE(S), HIS/HER/THEIR HEIRS AND ASSIGNS, 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. 10 on the Plan of River Glen, Phase III, Section 1, as of record in Instrument No. 20011207-0135041, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Kristen K. Hoyle, unmarried, by Warranty Deed from Michael W. Terwilliger, Jr. and Katie M.D. Terwilliger, husband and wife, filed for record on March 10, 2004 at Instrument Number 20040310-0027799, said Register's Office.

This conveyance is subject to any and all bylaws, covenants, zoning regulations, building restrictions and setback lines, if any, and easement and rights for public utilities, applicable to this property; and taxes for the current year which have been prorated and paid by the Grantor(s) herein.

unimproved ☐
This is improved ☒ property, known as **2813 Penn Meade Drive, Nashville, TN 37214**
(House Number) (Street) (City, State) (Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), his/her/their heirs and assigns forever; and we do covenant with the said GRANTEE(S) that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs, representatives and assigns, to warrant and forever defend the title to the said land to the said GRANTEE(S), his/her/their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.