QUITCLAIM DEED

KNOWN ALL MEN BY THESE PRESENTS, that, **Kelvin D Simmons and Shalita Simmons, husband and wife,** for and in consideration of Ten Dollars and 00/100's ($10.00) do/does hereby bargain, sell, remise, quitclaim, and convey unto, **Kelvin D Simmons, an unmarried man,** all his/her right, title, and interest including, but not limited to his/her marital interest in and to the following described real estate, located in **Davidson,** Tennessee, described as follows:

Being all of Lot No. ~~181~~ 180 on the plan of Section Two, Harvest Grove formerly Tillman Property, according to plan and survey appearing of record in Instrument Number 20140529-0046065, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of location and description of said lot.

Being the same property conveyed to Kelvin D Simmons and Shalita Simmons, husband and wife, by deed from Ole South Properties, Inc., a Tennessee Corporation, dated May 20, 2016, appearing of record in Instrument Number 20160602-0057[illegible] of the Register's Office of Davidson County, Tennessee.

This conveyance is made subject to Declaration of Covenants, Restrictions and Conditions, of record in instrument of record in Instrument Number 20060628-0077382; Charter of Homeowners Association of record in Instrument Number 20060519-0059378; Stormwater Detention Agreement of record in Instrument Number 20060726-0090037, and in Instrument Number 20040707-0080492; Agreement for Dedication for Public Right of Way of record in Instrument Number 20060830-0107233; and to any and all matters shown on said plan of record in Instrument Number 20140529-0046065; all of said Register's Office.

IN TESTIMONY WHEREOF he/she has (we) hereunto set his/her hand(s) and seal(s) this 26 day of September, 2016.

BILL GARRETT, Davidson County
Trans: T20160089039 DEEDQC
Recvd: 10/10/16 12:02 1 pgs
Fees: 12.00 Taxes: 0.00
20161010-0106873

Kelvin D. Simmons
Kelvin D Simmons

Shalita Simmons
Shalita Simmons

STATE OF TENNESSEE **COUNTY OF** Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Kelvin D Simmons,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, executed the foregoing instrument **(QUITCLAIM DEED)** for the purposes therein contained

WITNESS MY HAND AND OFFICIAL SEAL in MURFREESBORO, Tennessee, this the 30th day of September, 2016.

My Commission Expires: 9-10-18

Notary Public

JAMIE D. HERRON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE **COUNTY OF** Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Shalita Simmons,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, executed the foregoing instrument **(QUITCLAIM DEED)** for the purposes therein contained

WITNESS MY HAND AND OFFICIAL SEAL in MURFREESBORO, Tennessee, this the 26 day of September, 2016.

My Commission Expires: March 6, 2018

Stephanie Terrell
Notary Public

STEPHANIE TERRELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ [illegible]

Affiant

Subscribed and sworn before me this the
10 **Day of** October **2016.**

Deputy Register

Affiant

_____, 2016.

Notary Public

Prepared by: Tri Star Title & Escrow, LLC, 1535 W. Northfield Blvd, Unit 16, Murfreesboro, TN 37129
Map/Parcel: 164-7-A/167CO
Send Tax Bills To New Owner: Kelvin D Simmons, 1708 Porchrest Way, Antioch, TN 37013