THIS INSTRUMENT PREPARED BY:
Richard A. Northcutt, Attorney
217 Pineway Drive
Nashville, TN 37217

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater, for the transfer is $-0-.

Gary W. Derrick
Affiant

THIS INSTRUMENT PREPARED FROM INFORMATION FURNSIHED BY THE PARTIES.

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF November, 2016.

BILL GARRETT, Davidson County
Trans:T20160098213 DEEDQC
Recvd: 11/07/16 09:12 2 pgs
Fees:12.00 Taxes:0.00
20161107-0117403

JAMIE C. POLK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Notary Public
My Commission Expires: 3/10/19
(AFFIX SEAL)

FROM:	TO:
Gary W. Derrick, a/k/a Gary Derrick, married	Veressa J. Derrick, married

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.:
Veressa J. Derrick 3809 Park Royal Ln. Antioch, TN 37013	Veressa J. Derrick 3809 Park Royal Ln. Antioch, TN 37013	PARCEL ID # 049160A04000CO; 049160A 03500CO; 05010016400; 07108031200

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, Gary W. Derrick, a/k/a Gary Derrick, married, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto Veressa J. Derrick, married, hereinafter called the GRANTEES, their heirs and assigns all their right, title, and interest in and to that certain tract or parcel of land described as follows, to wit:

1200 Rock Creek Trace, Whites Creek, TN 37189

Described property located in Davidson County, Tennessee, to wit:

Lot Number 1 on the Plan of Willow Trace Subdivision, Phase Two, of record in Plat Book 7900, Page 46, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a complete description thereof.

BEING the same property conveyed to Gary Derrick and Veressa Derrick, husband and wife by deed from U.S. Bank National Association, as Trustee for the registered holders of MASTR Asset Backed Securities Trust 2007-WMC1 Mortgage Pass –Through Certificates Series 2007-WMC1, of record in Instrument 20090723-0068954, dated July 14, 2009, Register's Office for said County.

and, 708 Willow Trace Dr., Whites Creek, TN 37189

Being Lot No. 48, on the Plan of Willow Trace, Phase 2, of record in Plat Book 7900, Page 46, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

BEING the same property conveyed to Gary W. Derrick and wife, Veressa Derrick by deed from Thelma Hardison, of record in Instrument 20110216-0013179, dated February 11, 2011, Register's Office for said County.

and, 3424 Fawnwood Place, Nashville, TN 37207

Land in Davidson County, Tennessee, being Lot No. 142 on the Plan of Section Four, Chesapeake Homes, as of record in Book 6250, Page 932, 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 Gary W. Derrick and wife, Veressa J. Derrick by deed from Deutshce Bank Trust Company Americas f/k/a Bankers Trust Company, as Trustee, of record in Instrument 20031006-0147187, dated September 22, 2003, Register's Office for said County.

and, 1813 Lischey Ave., Nashville, TN 37207

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Joywood of record in Book 974, Page 45, Register's Office for Davidson County, Tennessee,

Said Lot No. 1 fronts 50 feet on the easterly side of Lischey Avenue and runs back between parallel lines 150 feet to a dead line, measuring 50 feet thereon.

BEING the same property conveyed to Gary W. Derrick and wife, Veressa Derrick by deed from Jim Fortner and Mary R. Fortner, of record in Book 9344, Page 22, dated May 10, 1994, Register's Office for said County.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

The street address of the Real Property is 1200 Rock Creek Trace, Whites Creek, TN 37189; 708 Willow Trace Dr., Whites Creek, TN 37189; 3424 Fawnwood Place, Nashville, TN 37207; and 1813 Lischey Ave., Nashville, TN 37207, ____ Unimproved/ X Improved real property.

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.

IN WITNESS WHEREOF, GRANTORS have caused this QUITCLAIM DEED to be executed on this 4th **day of** November **, 2016.**

GRANTORS -

Gary W. Derrick

Gary W. Derrick

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, the within named Gary W. Derrick, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 4th day of November, 2016.

My commission expires: 3/10/19

Notary Public

JAMIE C. POLK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.