Davidson County	DEEDQC
Recvd: 03/06/17 10:49	3 pgs
Fees:17.00 Taxes:0.00	
20170306-0021734	

QUITCLAIM DEED

State of Tennessee
County of Davidson

The actual consideration for this transfer is $ -0-

Affiant

Subscribed and sworn to before me, this the 2nd day of March 2017.

Notary Public

My commission expires: at Death

(AFFIX SEAL)

JOHN C. MORRISH NOTARY PUBLIC ID NO. 16772/BAR NO. 08 STATE OF LOUISIANA

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive , Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Sanford Gray Stephens, Jr. **Susan Cook Stephens** **Katherine Belaire Stephens**	**Richland State Bank**	**Map 091-12-0 Parcel 332.00**
1501 Milton St.	**724 Louisa St**	
Monroe, LA 71201	**Rayville, LA 71269**	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Sanford Gray Stephens, Jr. and Susan Cook Stephens, husband and wife

HEREINAFTER CALLED THE GRANTORS, HAVE QUITCLAIMED, AND BY THESE PRESENTS DO HEREBY CONVEY UNTO

Sanford Gray Stephens, Jr. and wife, Susan Cook Stephens, as tenants by the entirety as to an undivided 67% interest (the "Entirety Interest"), and Katherine Belaire Stephens, unmarried, as to an undivided 33% interest (the "Individual Interest"), the said Entirety Interest and Individual Interest, as they relate to each other, being held as joint tenants with right of survivorship

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S 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. 92 of Block 59, on The No. 1 Plan of West Nashville, of record in Plat Book 57, Pages 74 and 75, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of the property.

BEING the same property conveyed to Sanford Gray Stephens, Jr. and Susan Cook Stephens, husband and wife, by Deed from Paty Construction, LLC, a Tennessee limited liability company, of record in Instrument No. 20170207-0012803, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; encumbrances as may affect the premises; and taxes for the current year which have been assumed by the Grantee herein.

This is Improved (__x__) Unimproved (____) property, known as: **711B 45th Avenue North, Nashville, TN 37209**

Witness my/our hand(s) this 3 day of March, **2017.**

Sanford Gray Stephens, Jr. **Susan Cook Stephens**

STATE OF LOUISIANA)
COUNTY OF OUACHITA)

Before me, the undersigned, a Notary Public, within and for the State and County aforesaid, personally appeared **Sanford Gray Stephens, Jr. and Susan Cook Stephens**, 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 Monroe (city), Louisiana (state), this 3 day of MARCH, **2017.**

Notary Public

My Commission Expires: at death

JOHN C. MORRIS III
NOTARY PUBLIC
ID NO. 16772/BAR NO. 01981
STATE OF LOUISIANA

I, John T. Cook, do hereby make oath that I am a licensed attorney and the custodian of the electronic Version of the attached document tendered for Registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

John T. Cook

State of Tennessee
County of Davidson

JEFFREY S. BENZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Personally appeared before me, Jeffrey S. Benz, a notary public for this county and state, John T. Cook, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Jeffrey S. Benz, Notary Public

My commission expires: July 6, 2019