SEND TAX STATEMENTS TO
NAME AND ADDRESS OF NEW OWNER:

Isabelle Kelly and
Dawsey Properties, LLC
12028 Holland Court
Bon Aqua, TN 37025

THIS INSTRUMENT WAS PREPARED
FROM INFORMATION FURNISHED BY
THE PARTIES HEREIN FOR WHICH
THE PREPARER ASSUMES NO
RESPONSIBILITY
PREPARED BY:
TRI-STAR TITLE COMPANY, LLC.
106 EAST COLLEGE STREET
MURFREESBORO, TN 37130

MAP & PARCEL: 05308013100

Davidson County DEEDQC
Recvd: 03/13/17 15:00 3 pgs
Fees:17.00 Taxes:0.00
20170313-0024642

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum and amount of ONE and NO/100 ($1.00) DOLLARS, cash in hand paid, and for other good and valuable considerations, the receipt of all of which is hereby acknowledged, I, the undersigned, **ALLIE B. DAWSEY, an unmarried man,** have this day bargained and do hereby transfer and Quitclaim unto **DAWSEY PROPERTIES, LLC, a Tennessee limited liability company,** its successors and assigns, [redacted] my 1/2 [redacted] interest in and to a certain tract or parcel of real estate situated in Davidson County, State of Tennessee, and being more particularly described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 5 of Block 17 on the Plan of Dabbs and Elliott Subdivision at Old Hickory, of record in Book 547, page 127, Register's Office for said County.

Said Lot No. 5 fronts 50 feet on the southeasterly side of 28th Street and runs back between parallel lines 144 feet to an alley.

Being the same property conveyed to Allie B. Dawsey and Isabelle Kelley by Warranty Deed from Raymond Ufford, an unmarried man, on January 12, 2017, and filed for record in Instrument No.2017012-0003713, Register's Office for Davidson County, Tennessee.

THIS property is subject to and includes any and all lawful easements, setback lines, restrictions, etc. of record and applying to the within described property and to the zoning regulations of the appropriate governmental body.

Property taxes for 2017 shall be assumed in full by the Grantee.

IN WITNESS WHEREOF, I have hereunto set my signature this the 6 day of March, 2017.

ALLIE B. DAWSEY

STATE OF TENNESSEE)
: ss.
COUNTY OF Dickson)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Allie B. Dawsey,** 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 forgoing (QUITCLAIM DEED) instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL at Murfreesboro, Tennessee this the 6 day of March, 2017.

NOTARY PUBLIC

My Commission Expires: 12/23/2019

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer, or the value of the property transferred, whichever is greater is $ -0-, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

AFFIANT

Sworn to and subscribed before me, this the 6 day of March, 2017.

NOTARY PUBLIC

My commission expires: 12/23/2019

TRUE COPY CERTIFICATION

I, **EILEEN SMITH,** do hereby make oath that I am a licensed attorney and/or 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.

Eileen Smith

EILEEN SMITH

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, Julie Robertson, a notary public for this county and state, Eileen Smith, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Julie M. Robertson

Notary's Signature

My Commission Expires: 11/18/17

Notary Seal:

