TENNESSEE QUITCLAIM DEED

THIS INSTRUMENT PREPARED BY:
R. PRICE NIMMO, ATTORNEY AT LAW, 174 CLIFFTOP DRIVE, HENDERSONVILLE, TN 37075

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS
KEVIN P. HILL	**SAME**	**MAP 148-8**
4549 Xavier Drive	**SAME**	
ANTIOCH, TENNESSEE 37013	**SAME**	**PARCEL 106**

For and in consideration of the sum of ONE ($1.00) Dollar, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration including love and affection, the receipt of which Is hereby acknowledged, **Tessa C. Hill,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **her son, Kevin P. Hill** hereinafter called the Grantee, his heirs and assigns, all her interest in a certain tract or parcel of land in Sumner County, Tennessee, with the exception of a Life Estate for herself, described as follows, to wit:

Land in Davidson County, Tennessee. Being Lot No. 113 on the Plan of Oakwood Terrace, Section II, as of record in Book 4460, Pages 118 and 119, in the Register's Office for Davidson County, Tennessee.

Bing the same property conveyed to Tessa C. Hill by deed from Kevin Reese Hill, by deed of record in Book 8295 Pages 189 and 190 in the Register's Office for Davidson County, Tennessee.

This is improved property known as 4549 Xavier Drive, Antioch, Tennessee 37013.

Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

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, his heirs and assigns, forever.

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES. THE PREPARATION OF THIS DEED NEITHER EXPRESSES NOR IMPLIES ANY OPINION OF THE PREPARER AS TO THE TITLE NOR AS TO THE ACCURACY OF THE DESCRIPTION OF THE PROPERTY. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND ATTORNEY R. PRICE NIMMO SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION OR SETTLEMENT.

Witness my hand this the 20th day of March, 2017.

Tessa C. Hill
TESSA C. HILL

BILL GARRETT, Davidson County
Trans:T20170024245 DEEDQC
Recvd: 03/22/17 10:33 2 pgs
Fees:12.00 Taxes:0.00
20170322-0027915

STATE OF TENNESSEE }
}
COUNTY OF SUMNER }

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, the within named **TESSA C. HILL,** the Grantor with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Hendersonville, Tennessee, this 20th day of March, 2017.

R. PRICE NIMMO
STATE OF TENNESSEE
NOTARY PUBLIC
STATE AT LARGE
My Commission Expires 06-20-2019

NOTARY PUBLIC
My commission expires: 6/20/2019

STATE OF TENNESSEE }
}
COUNTY OF SUMNER }

The actual consideration or value, which ever is greater, for this transfer is $0.00.

R. PRICE NIMMO
STATE OF TENNESSEE
NOTARY PUBLIC
STATE AT LARGE
My Commission Expires 06-20-2019

AFFIANT

Subscribed and sworn to before me this the 20th day of March, 2017.

NOTARY PUBLIC
My commission expires: 6/20/2019