QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20170025505 DEEDQC
Recvd: 03/27/17 10:30 3 pgs
Fees:17.00 Taxes:0.00
20170327-0029465

WILLIAM E. GRONES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 08-20-2019

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17 DAY OF March 2017

Notary Public

MY COMMISSION EXPIRES: 8/20/2019
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Brenda Janine Breeden	**New Owner**	
(NAME)	(NAME)	
204 Belinda Dr.		**075-06-0-014.00**
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES AND FOR OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, WE , **THOMAS JEFFERSON BURNLEY, II, THOMAS DALE BURNLEY, BRENDA JANINE BURNLEY BREEDEN, CHRISTINA LEE MARLIN WILLIAMS AND JEFFREY LEWIS MARLIN** HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **BRENDA JANINE BREEDEN, UNMARRIED,** HEREINAFTER CALLED THE GRANTEES, HER HEIRS AND ASSIGNS, ALL OF OUR RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN **SUMNER** COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

Land in Davidson County, Tennessee, being Lot No. 204 on the Plan of Hermitage Estates of record in Plat Book 3300, Page 70 and 71, in the 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 Thomas J. Burnley and wife, Melba J. Burnley by Warranty deed from George Edward Stiles and wife, La Nells C. Stiles of record in Book 4011, page 351, Register's Office for Davidson County, Tennessee, dated April 25, 1966 and recorded on April 29, 1966. The said Melba J. Burnley having since died on October 11, 2010. The said Thomas J. Burnley having since died on October 30, 2016, leaving a Last Will and Testament filed in the Seventh Circuit Court for Davidson County, Tennessee, Probate Division, Docket No. 16P1980, devising said property to Thomas Jefferson Burnley, II, Thomas Dale Burnley, Brenda Janine Burnley Breeden, Christina Lee Marlin Williams and Jeffrey Lewis Marlin.
The said Brenda Janine Burnley Breeden being one and the same person as Brenda Janine Breeden.

This is
( ) unimproved
(X) improved
property known as **204 Belinda Drive, Hermitage, TN 37076**

Thomas Jefferson Burnley, II by Loy Carney, Attorney-In-Fact

Thomas Dale Burnley by Brenda Janine Burnley Breeden, Attorney-In-Fact

Brenda Janine Burnley Breeden

Christina Lee Marlin Williams by Loy Carney, Attorney-In-Fact

Jeffrey Lewis Marlin by Loy Carney, Attorney-In-Fact

STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Loy Carney, to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument in behalf of Thomas Jefferson Burnley, II and acknowledged that she executed the same as the free act and deed of the said Thomas Jefferson Burnley, II.

Witness my hand and official seal at
Nashville, TN
on this the 17th day of March, 2017.

NOTARY PUBLIC

My Commission Expires: 8/20/2019

WILLIAM E. GRONES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 08-20-2019

STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Brenda Janine Burnley Breeden, to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument in behalf of Thomas Dale Burnley and acknowledged that she executed the same as the free act and deed of the said Thomas Dale Burnley.

Witness my hand and official seal at
Nashville, TN
on this the 17th day of June, 2016.

NOTARY PUBLIC

My Commission Expires: 8/20/2019

WILLIAM E. GRONES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 08-20-2019

STATE OF Tennessee
COUNTY OF Davidson

On this the 17th day of March, 2017, before me personally appeared Brenda Janine Burnley Breeden to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 17 day of March, 2017.

Notary Public
My Commission Expires: 8/20/2019



STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Loy Carney, to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument in behalf of Christina Lee Marlin Williams and acknowledged that she executed the same as the free act and deed of the said Christina Lee Marlin Williams.

Witness my hand and official seal at
Nashville, TN
on this the 17th day of June, 2016.

NOTARY PUBLIC

My Commission Expires: 8/20/2019



STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Loy Carney, to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument in behalf of Jeffrey Lewis Martin and acknowledged that she executed the same as the free act and deed of the said Jeffrey Lewis Martin.

Witness my hand and official seal at
Nashville, TN
on this the 17th day of June, 2016.

NOTARY PUBLIC

My Commission Expires: 8/20/2019



RETURN TO:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212