BILL GARRETT, Davidson County
Trans:T20170027164 DEEDQC
Recvd: 03/31/17 09:27 2 pgs
Fees:12.00 Taxes:0.00
20170331-0031380

THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
2002 Richard Jones Road, Suite 203-A
Nashville, TN 37215

CRT FILE #: 170210662

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is: $-0-.

Affiant

Subscribed and sworn to before me, this 28th day of March, 2017.

Notary Public

My Commission Expires:

SHIRA HUGHES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 09-11-2017

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Sherri L. Smith and L. Dean Knoll 4100 Baldwin Arbor Nashville, TN 37215	New Owner	131010K00100CO

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Sherri Smith** hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey unto **Sherri L. Smith and L. Dean Knoll, wife and husband,** its heirs and assigns all of their rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Baldwin Arbor, LLC of record in Book 9700, Page 746, Register's Office for said County, to which Plan reference is hereby made for a more complete description.

Being the same property conveyed to Sherri Smith by Warranty Deed from Donald G. Austelle and wife, Janice D. Austelle, recorded on the 10th day of September, 2014 in Instrument No. 20140910-0082720, in the Register's Office of Davidson County, Tennessee.

Sherri Smith and Sherri L. Smith being one and the same person.

This is improved property known as 4100 Baldwin Arbor Nashville, TN 37215.

Grantor covenants that they are lawfully seized and possess said real property in fee simple, have a good right to convey it, and that the same is unencumbered, except for 2017 taxes that are not yet due and payable, as well as any restrictions, conditions and easements of record.

Whenever 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, Grantor has executed this instrument on this 24th day of March, 2017.

Sherri Smith

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Sherri Smith**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 24 day of March 2017.

Notary Public

My Commission Expires: _____

KATE ROSENTHAL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES SEPTEMBER 10, 2018