THIS INSTRUMENT PREPARED BY:
Horizon Land Title, Inc.
1000 Pleasant Grove Place, Suite 100
Mt. Juliet, TN 37122

BILL GARRETT, Davidson County
Trans:T20170027582 DEEDQC
Recvd: 04/03/17 09:01 3 pgs
Fees:22.00 Taxes:0.00
20170403-0031874

FROM: Christopher J. Doughty

TO: Dean Robinson, Trustee

AND

FROM: Dean Robinson, Trustee

TO: Christopher J. Doughty, et al

ADDRESS NEW OWNER:
Christopher J. Doughty, et al
1321 Presidential Trace
Hermitage, TN 37076

MORTGAGEE:
Prime Lending
18111 Preston Road, Suite 900
Dallas, TX 75252

SEND TAX BILLS:
Mortgagee

MAP-PARCEL:
MAP 086 07 0
PARCEL 135.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, and for the express purpose of making a re-conveyance to create a joint tenancy with right of survivorship, and for other good and valuable consideration, the receipt of all of which is expressly acknowledged, I, **Christopher J. Doughty, a single man,** have bargained and sold and do hereby quitclaim and convey unto **Dean Robinson, Trustee**, his successors and assigns, all of his right, title and interest in and to the following described tract or parcel of land located in the Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 286 on the Final P.U.D. Plan, Phase V-A, Jackson's Retreat, of record in Plat Book 6250, Page 309, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Christopher J. Doughty, a single man, by Warranty Deed from Jacqueline A, dated November 18, 2016, of record in Instrument No. 20161121-0122501, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions and easements of record, or which a visual inspection of the property would reveal, including Declaration of Covenants, Conditions and Restrictions of record in Book 5741, Page 360; By Laws of record in Book 5745, Page 294; Charter of Jacksons Retreat HOA of record in Book 5745, Page 283; easements, covenants conditions and all matters and notes as shown on the Plat of record in Plat Book 6250, Page 309, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

This is improved property known as **1321 Presidential Trace Hermitage, TN 37076.**

And now I, the said **Dean Robinson, Trustee**, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto **Christopher J. Doughty and Courtney L. Locke, as joint tenants with the right of survivorship**, heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF, I have hereunto set my hand this 24th day of March, 2017.

Christopher J. Doughty

DEAN ROBINSON, Trustee

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **Christopher J. Doughty**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that Christopher J. Doughty executed the foregoing Quitclaim Deed for the purposes therein contained, this 24th day of March, 2017, at Mt. Juliet, Tennessee.

NOTARY PUBLIC
My Commission Expires: Sept 7, 2020

STATE OF TENNESSEE NOTARY PUBLIC JACQUELINE L. LOCKE DAVIDSON COUNTY My Commission Expires SEPT. 7, 2020

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **Dean Robinson, Trustee**, 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 foregoing Quitclaim Deed for the purposes therein contained, this the 31st day of March, 2017, at Mt. Juliet, Tennessee.

NOTARY PUBLIC

My Commission Expires: 12-10-2017

TINA D. BROWN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual consideration or value, whichever is greater, for this transfer is NONE.

AFFIANT

Subscribed and sworn to before me
this the 31st day of March, 2017.

NOTARY PUBLIC

My Commission Expires: 12-10-2017

TINA D. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY