This Instrument Prepared by & Return to: Fearnley, Martin & McDonald, PLLC
25 Century Blvd, Suite 402, Nashville, TN 37214

Davidson County DEEDQC
Recvd: 04/04/17 10:53 2 pgs
Fees:12.00 Taxes:0.00
20170404-0032768

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Tommy Carruthers and Joyce Johnson** ("Grantors"), husband and wife, hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Joyce Johnson-Carruthers,** (Grantee), a married woman, all of our rights, title, and interests in the following described real property, to wit:

Land in Davidson County, Tennessee, being Lot(s) 413, as shown on the map entitled Section Eight, Bradford Hills, of record as Plat Book 7900, Pages 387 and 388, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

Being all or part of the same property conveyed to Grantor herein by Warranty Deed of record at Instrument Number **20160120-0005639** in said Register's Office.

IN TESTIMONY WHEREOF I/we have executed this instrument the 31st day of March, **2017.**

Tommy Carruthers

Joyce Johnson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, **Tommy Carruthers and Joyce Johnson**, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 31st day of March, **2017.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 7.3.17

MEMORIE WHITE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$0.00**.

AFFIANT

SUBSCRIBED AND SWORN before me this the 31st day of March, **2017.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 7.3.17

MEMORIE WHITE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

PROPERTY ADDRESS:	**1305 Crestfield Dr, Nashville, TN 37211**
TAX PARCEL NO.:	**172 12 0B 156.00**
PROPERTY OWNER:	**Joyce Johnson-Carruthers**
OWNER'S ADDRESS:	**1305 Crestfield Dr, Nashville, TN 37211**
MAIL TAX BILLS TO:	**Owner at Property Address**

Certificate of Authenticity

I, ASHLEE D PAGE, 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.

Ashlee D Page

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Venikkia Cunningham a notary public for this county and state, Ashlee D. Page who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 9/25/19

VENIKKIA CUNNINGHAM
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
MY COMMISSION EXPIRES 9-25-2019