Davidson County DEEDQC
Recvd: 04/25/17 09:17 3 pgs
Fees:17.00 Taxes:0.00
20170425-0040269

THIS INSTRUMENT PREPARED BY: Mudter, Patterson & Cox PLLC 3811 Bedford Avenue Suite 205 Nashville, Tennessee 37215	STATE OF TENNESSEE COUNTY OF DAVIDSON: The actual consideration for this transfer is: $0.00 Affiant Subscribed and sworn to before me, this 25th day of April, 2017. Notary Public My Commission Expires:

KELLY E. COX
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires November 6, 2017

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Roger Duane Clark, Trustee P.O. Box 340020 Nashville, TN 37203-0020	Roger Duane Clark, Trustee 222 McCoin Drive Goodlettsville, TN 37072	Map and Parcel No.: 025 04 0 070.00

FOR AND IN CONSIDERATION of Ten and No/100ths Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Mitchell Rossell, unmarried ("Grantor"), does hereby quitclaim, transfer and convey unto Roger Duane Clark, Trustee of The Jerry Gail Land Trust under agreement dated April 17, 2017 ("Grantee"), his successors and assigns, of all Grantor's right, 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 and the easterly one-half (1/2) of Lot No. 2 on the Plan of Franklin Heights, as of record in Book 2083, Page 91, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to Mitchell Rossell, unmarried, by Warranty Deed from Ike Mills, of record in Instrument No. 20160303-0020592, Register's Office for Davidson County, Tennessee.

This is improved property known as 222 McCoin Drive, Goodlettsville, Davidson County, Tennessee 37072.

Whenever used, the singular 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 17th day of April, 2017.

GRANTOR:

Mitchell Rossell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Mitchell Rossell, 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 within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 17th day of April, 2017.

Notary Public
My Commission Expires: March 24, 2020

DANIELLE DEMASO
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

MY COMMISSION EXPIRES:
MARCH 24, 2020

THIS INSTRUMENT WAS PREPARED BASED UPON INFORMATION PROVIDED BY THE PARTIES HERETO. THE LEGAL DESCRIPTION CONTAINED HEREIN IS THE LEGAL DESCRIPTION FROM THE PRIOR INSTRUMENT OF RECORD, AND PREPARER ASSUMES NO LIABILITY FOR THE ACCURACY OR COMPLETENESS THEREOF. NO INDEPENDENT TITLE EXAMINATION OF THE SUBJECT PROPERTY HAS BEEN CONDUCTED BY PREPARER.

True Copy Certification

I, KELLY E. COX, 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.

KELLY E. COX

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, STACY L. THOMAS, a notary public for this county and state, KELLY E. COX, 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: _____
Notary Seal:

