Davidson County DEEDQC
Recvd: 05/03/17 15:32 3 pgs
Fees:17.00 Taxes:0.00
20170503-0043978

Prepared by/Return to: Signature Title Services, LLC 4751 Trousdale Drive, Ste 111 Nashville, TN 37220 THIS INSTRUMENT WAS PREPARED BY INFORMATION FURNISHED BY THE PARTIES. THE PREPARER MAKES NO CLAIM OR WARRANTIES AS TO THE STATUS OF THE TITLE.	STATE OF TENNESSEE COUNTY OF SUMNER The actual consideration or value, whichever is greater, for this transfer is $-0. Michael Wade Affiant Subscribed and sworn to before me, this 4th day of May, 2017. Debra Paulsson Notary Public My commission expires: 11-30-2020

DEBRA PAULSSON NOTARY PUBLIC TENNESSEE COUNTY OF SUMNER

QUITCLAIM DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Number
Rosemary W. Rose and Michael Wade	**Rosemary W. Rose & Michael Wade**	025-00-0-048.00
1146 Hitt Lane	**1146 Hitt Lane**	
Goodlettsville, TN 37072	**Goodlettsville, TN 37072**	

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the herein GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **ROSEMARY W. ROSE, A SINGLE WOMAN** , " GRANTOR(S)", by these presents, does hereby quitclaim and convey unto **ROSEMARY W. ROSE, A SINGLE WOMAN AND MICHAEL WADE, A MARRIED MAN** herein called "GRANTEE(S)", his successors, heirs and assigns all of her rights, title and interests in and to a certain tract or parcel of land in Davidson County, Tennessee, to-wit:

Land in the 10th Civil District of Davidson County, Tennessee, described as follows:

Beginning at a point in the easterly margin of Hitt Lane, 449.20 feet northwest of its intersection with Watts Road; thence North 19 deg. 15 min. West 98.10 feet to a point; thence North 46 deg. 46 min West 236.73 feet to a point; thence North 3 degr. 13 min. east 23.60 feet to a point; thence North 2 deg. 44 min. East 246.10 feet; thence South 73 deg. 28 min East 395.86 feet to a point; thence South 18 deg. 24 min east 393.51 feet to a point; thence South 78 deg. 15 min West 100.59 feet to the point of beginning, containing 2.97 acres, more or less.

Being the same property conveyed to Milton S. Rose and Wife, Rosemary W. Rose, by Quitclaim Deed from Milton S. Rose dated November 19, 1997 and recorded in Book 10718, Page 676, Register's Office for Davidson County, Tennessee.
***Milton S. Rose having since died on July 3, 2011, leaving Rosemary W. Rose as his surviving spouse.**

This is improved property bearing the street address of 1146 Hitt Lane, Goodlettsville, TN 37072.

Preparer makes no representation as to the accuracy of the information contained herein, this instrument having been prepared without benefit of title search upon information furnished by the parties hereto.

WITNESS my hand(s) this 4th day of May, 2017.

Rosemary W. Rose

ROSEMARY W. ROSE

STATE OF TENNESSEE
COUNTY OF SUMNER

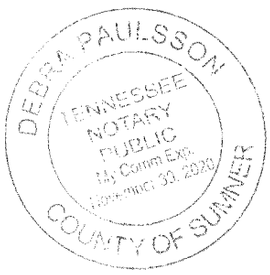
Personally appeared before me, a Notary Public of said County and State, **ROSEMARY W. ROSE** the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office in Gallatin, TN, this 4th day of MAY, 2017.

Debra Paulsson

Notary Public

My Commission Expires: 11-30-2020



True Copy Certification

I, Kristen Traini, 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.

Signature

State of Tennessee

County of Sumner

Personally appeared before me, Darlene K. Suhrbier, a notary public for this county and state, Kristen Traini 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: 5-27-19
Notary' Seal (if on paper)

DARLENE K. SUHRBIER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY