BILL GARRETT, Davidson County
Trans:T20170064326 DEEDQC
Recvd: 07/27/17 08:20 2 pgs
Fees:12.00 Taxes:0.00
20170727-0075927

NEW OWNER :
Teresa Jordan
1107 Tinnell Rd
Mount Juliet, Tennessee 37122

SEND TAX BILLS TO:
Same

Map/Parcel 007 00 0 109.00

THIS INSTRUMENT PREPARED BY:
Shawn McBrien, Attorney At Law
133 S. College Street
Lebanon TN 37087

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND SHAWN MCBRIEN, ATTORNEY, SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT OR LEGAL AND/OR TAX RELATED COUNSEL.

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Zero Dollars ($0.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **ALMA J. HOOPER**, do hereby convey and quitclaim, subject to and expressly reserving a life estate for my life so long as I might live, unto **TERESA JORDAN**, her successors and assigns, forever, all of my right, title and interest in and to the following tract or parcel of land, situated and lying in Davidson County, Tennessee, bounded and described as follows, with an address of 1755 Springfield Hwy, Goodlettsville, Tennessee, to-wit:

BEGINNING at a point in the northeasterly margin of Dickerson Pike (now known as Springfield Hwy) said point being the westerly most corner of the Pruett property and southerly most corner of this tract; thence northwestwardly along said northeasterly margin, along curve to the right having a delta 0 deg. 38' 30" radius 23,807 feet, a distance of 266.62 feet to a monument; thence north 61 deg. 00' 50" East 69.60 feet to monument; thence north 22 deg. 48' 17" West 119.51 feet to a monument; thence north 06 deg. 01' 12" West 26.45 feet to an iron pin; thence north 44 deg. 21' 57" East 3.77 feet to an iron pin; thence north 61 deg. 54' 38" East 451.12 feet being westerly line of Adams property; thence southerly with said Adam's westerly line the following 2 calls; South 10 deg. 46' 11" East 99.66 feet to an iron pin; thence south 36 deg. 33' East 201.38 feet to iron post being northerly most corner of said Pruett property; thence southwardly along said Pruett's northwest line the following 2 calls; south 50

deg. 46' 23" West 404.65 feet to an iron pin; thence south 46 deg. 01' 06" West 138.22 feet to an iron pin also being the point of beginning.

BEING the same property conveyed to Thomas Howard Hooper and wife, Alma J. Hooper, by Warranty Deed from William Neal Birdwell and wife, Rose Ann Birdwell, dated March 31, 1987, of record in Book 7235, Page 105, Register's Office, Davidson County, Tennessee.

This conveyance is subject to a permanent Right-of-Way easement as described in Book 4600 at page 934, and recorded in Book 6366, Page 131, said Register's Office and any other easements and restrictive covenants or record.

THIS CONVEYANCE is made subject to all taxes, easements, right-of-ways and all matters shown on the plat of record if applicable, and any and all restrictions, existing roadways, zoning and other matters as may affect the premises.

WITNESS MY SIGNATURE hereto this 25 day of July, 2017.

Alma J. Hooper
ALMA J. HOOPER

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, ALMA J. HOOPER 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 25th day of July, 2017.

SHAWN J. McBRIEN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Shawn McBrien
NOTARY PUBLIC

My Commission expires: 3-24-20

* *

The actual consideration or value, whichever is greater, for this transfer is $ -0- .

Alma J. Hooper
AFFIANT

SHAWN J. McBRIEN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Sworn to and subscribed to before me this 25th day of July, 2017.

Shawn McBrien
NOTARY PUBLIC

My Commission expires: 3-24-20