Return To:
Barry N Sullivan, SR
107 Legion Drive
Old Hickory, TN 37138

Order Number:
R-76693-BOX

Davidson County DEEDQC
Recvd: 08/04/17 10:54 5 pgs
Fees:27.00 Taxes:0.00
20170804-0079820

QUITCLAIM DEED

THIS DEED OF CONVEYANCE made and entered into on this 26th day of July, 2017, by and between **BARRY N. SULLIVAN, SR., a/k/a BARRY SULLIVAN, an unmarried man,** hereinafter known and referred to as **GRANTOR,** and **BARRY N. SULLIVAN, SR., an unmarried man,** whose tax mailing address is 107 Legion Drive, Old Hickory, TN 37138, hereinafter known and referred to as **GRANTEE;**

W I T N E S S E T H :

For and in consideration of the sum of **$0.00**, cash in hand paid by Grantee to Grantor, the receipt of all of which is hereby acknowledged, the Grantor has bargained, sold, aliened, and conveyed, and does by these presents quitclaims unto the Grantee, his or her heirs and assigns forever, a certain tract of real estate more fully described as follows:

Land in Davidson County, Tennessee, being Lot 2, A.W. Legion Property, as shown on plat of record in Instrument No. 20050214-0016615, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same parcel conveyed to BARRY SULLIVAN, an unmarried man, from JAMES ALLEN WILSON and wife, TAMI JO WILSON, by virtue of a Deed dated August 30, 2013, recorded September 5, 2013, as Instrument No. 20130905-0093608 County of Davidson, State of Tennessee.

Assessor's Parcel No: 53-16-307.00

[SPACE INTENTIONALLY LEFT BLANK]

IN TESTIMONY WHEREOF, witness the hand of the Grantor herein, all on this the day and year first above written.

Barry N. Sullivan Sr.
aka Barry Sullivan

BARRY N. SULLIVAN, SR.
a/k/a BARRY SULLIVAN

STATE OF TENNESSEE)
)
Davidson COUNTY)

The undersigned, a Notary, does certify that on this 26th day of July, 2017, the foregoing Deed of Conveyance was produced to me and was sworn to, acknowledged and delivered by **BARRY N. SULLIVAN, SR., a/k/a BARRY SULLIVAN.**

DOTTY HARPER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 08-17-2019

Dotty Harper
Notary Public
My Commission Expires: 8-17-19

IN THIS OATH OF CONSIDERATION, I, or we, as Grantor (s) hereby swear or affirm that the actual consideration for this transfer is **$0.00**, to the best of the Grantor's knowledge, information and belief.

Barry N. Sullivan Sr.
aka Barry Sullivan

BARRY N. SULLIVAN, SR.
a/k/a BARRY SULLIVAN

STATE OF TENNESSEE)
)
Davidson COUNTY)

The undersigned, a Notary Public, does certify that on this 26th day of July, 20 17, the foregoing Oath of Consideration was produced to me and was sworn to, acknowledged and delivered by **BARRY N. SULLIVAN, SR., a/k/a BARRY SULLIVAN.**

Dotty Harper
Notary Public
My Commission Expires: 8-17-19

Mail Tax Bills (Person or Agency Responsible for Payment of Taxes):
Barry N. Sullivan, Sr.
107 Legion Drive
Old Hickory, TN 37138

Property Owner and Address:
Barry N. Sullivan, Sr.
107 Legion Drive
Old Hickory, TN 37138

DOTTY HARPER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 08-17-2019

This instrument prepared without title examination by:
Bill W. Pemerton, Esq. (TN Bar ID: 024564)
735 Broad Street, Suite 306
Chattanooga, TN 37402

Exhibit "A"

Legal Description

ALL THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 2, A.W. LEGION PROPERTY, AS SHOWN ON PLAT OF RECORD IN INSTRUMENT NO. 20050214-0016615, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

ALL MATTERS SET FORTH IN THE PLAN OF RECORD IN INSTRUMENT NO. 20050214- 0016615; WATER RIGHTS AND WATER TAP OF RECORD IN BOOK 1432, PAGE 168 AND ANY AND ALL OTHER EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

BEING THE SAME PROPERTY CONVEYED TO BARRY SULLIVAN, AN UNMARRIED MAN FROM JAMES ALLEN WILSON AND WIFE, TAMI JO WILSON, BY DEED DATED AUGUST 30, 2013, AND RECORDED ON SEPTEMBER 05, 2013, AS 20130905-0093608.

Parcel ID Number: 053 16 0 307.00

True Copy Certification

I, BRIAN KESTER, 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.

B. Kester

Signature

State of Pennsylvania

County of Allegheny

Personally appeared before me Autumn R. Carnegie, a notary public for this county and state, BRIAN KESTER who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Autumn R Carnegie

Notary's Signature

My Commission Expires: 06-06-2020

Notary' Seal (if on paper)

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
AUTUMN R CARNEGIE
Notary Public
FINDLEY TWP, ALLEGHENY COUNTY
My Commission Expires Jun 6, 2020