NEW OWNER :

Sylvia Prince
421 Scotts Creek Trail
Hermitage, Tennessee 37076

SEND TAX BILLS TO:

Sylvia Prince
421 Scotts Creek Trail
Hermitage, Tennessee 37076

Space for Recorder's Stamp

Bill Garrett Davidson County
Batch# 3046 DEEDQC
09/21/2017 01:46:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20170921-0096991

Map A Group 12 Parcel 119.00
#075120A11900CO

THIS INSTRUMENT PREPARED BY:
Angel Kane, 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 ANGEL KANE, 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

Pursuant to the agreement of the parties contemporaneously with the filing of the Complaint for Divorce and the forthcoming Final Decree of Divorce entered in the General Sessions Court for Wilson County, Tennessee, and other good and valuable consideration, including $1.00, the receipt and legal sufficiency of all of which is hereby acknowledged, **WILBURN AMOS PRINCE** (Grantor") has remised, released, transferred and conveyed and by these presents does bargain, remise, release, transfer and convey and forever quitclaim unto **SYLVIA M. PRINCE**, individually ("Grantee"), her heirs and assigns, forever, all of his right, title and interest in and to the following tract or parcel of land, situated and lying in Davidson County, Tennessee bound and described as follows, to-wit:

> **Land in Davidson County, Tennessee, being Lot No. 81, on the Plan of Greer Meadows at Cedar Creek, Section 3, Phase 1, a Planned Unit Development, of record in Instrument No. 20010920-0101748, Register's Office for said County, to which plan reference is hereby made for a more complete description. This description was obtained from the previous deed of record. MAP AND PARCEL NO. 075120A119.00**

Being the same property conveyed to Wilburn Amos Prince and Sylvia M. Prince, by Warranty Deed from JRB Property Investments, LLC, dated May 28, 2015, of record in Instrument 20150604-0052368, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY known as 421 Scotts Creek Trail, Hermitage, Tennessee 37076.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This is a transfer pursuant to a domestic settlement agreement and is an adjustment of property rights between divorcing parties. No actual monetary consideration is given by the Grantee and this conveyance is exempt from recordation tax under Tenn.Code Ann. § 67 4 409 (a)(3)(E).

WITNESS MY SIGNATURE hereto this 29 day of August, 2017.

WILBURN AMOS PRINCE

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, Wilburn Amos Prince, 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 29 day of August, 2017.

NOTARY PUBLIC

LINDSAY BANE
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission expires: 5/5/20