Bill Garrett Davidson County
Batch# 5028 DEEDQC
09/26/2017 02:29:48 PM 3 pgs
Fees: $22.00 Taxes: $0.00
20170926-0098600

PREPARED BY:

Robert J. Hazard, Esq.
GULLETT SANFORD
ROBINSON & MARTIN PLLC
150 THIRD AVENUE SOUTH, STE. 1700
NASHVILLE, TN 37201
615.244.4994

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Actual consideration for this transfer is -$0-.

AFFIANT

Subscribed and sworn to before me on this day, September 20, 2017.

Notary Public

ANDREW J. BELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: 8/20/19

Address New Owners As Follows:
James Phillip Estes and
Lloyd Franklin Smith
9156 Sawyer Brown Rd
Nashville, TN 37221

Send Tax Bills To:
Same

Map-Parcel Number:
142 09 0H 015.00

QUITCLAIM DEED

Lloyd F. Smith and J. Phillip Estes, as tenants in common with rights of survivorship ("Grantor"), for consideration in the amount of $10.00, hereby release, remise and quitclaim to **Robert J. Hazard, Trustee,** his successors and assigns, all right, title and interest in and to that certain tract or parcel of land in Davidson County, Tennessee, more particularly described in Exhibit A.

And now, I the said **Robert J. Hazard, Trustee**, for the express purpose of creating a tenancy by the entireties, do hereby quitclaim all right, title and interest unto **James Philip Estes and husband, Lloyd Franklin Smith**, their heirs and assigns, the same property described in Exhibit A, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises.

<Signature page to follow.>

IN WITNESS WHEREOF, this instrument is executed on September 20, 2017.

Lloyd F. Smith

J. Phillip Estes

Robert J. Hazard, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Lloyd F. Smith** and **J. Phillip Estes** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument as their free act and deed and for the purposes therein contained.

WITNESS my hand and official seal on this day, September 20, 2017.

Notary Public

ANDREW J. BELLM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: 8/20/19

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Robert J. Hazard, Trustee** 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 as his free act and deed and for the purposes therein contained.

WITNESS my hand and official seal on this day, September 20, 2017.

Notary Public

ANDREW J. BELLM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: 8/20/19

EXHIBIT A

Land in Davidson County, Tennessee, being Unit No. 9156 together with Carport No. 9156-C on the Plan of River Plantation, Phase I, Section IX, of record in Book 7900, page 98, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Lloyd F. Smith and J. Phillip Estes, as tenants in common with rights of survivorship from Juanita T. Southerland, unmarried by Warranty Deed of record in Instrument No. 20110620-0047150, Register's Office for the Davidson County, Tennessee.

The legal description above is the same as in the previous deed of record.

This is property commonly known as 9156 Sawyer Brown Rd, Nashville, TN 37221.