Bill Garrett Davidson County
Batch# 6628 DEEDQC
10/02/2017 04:14:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20171002-0100894

QUITCLAIM DEED

MAIL RECORDED DEED TO:

LARRY G. SAMPSON
BILLY CHRISTOPHER HENNESSEE
1216 IDLEWILD PLACE
MADISON, TN 37115

OWNER (SEND TAX BILLS TO):

LARRY G. SAMPSON
BILLY CHRISTOPHER HENNESSEE
1216 IDLEWILD PLACE
MADISON, TN 37115

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, BILLY CHRISTOPHER HENNESSEE, a married man, who acquired title as unmarried, joined by his spouse, LARRY G. SAMPSON (herein, "Grantor"), whose address is 1216 Idlewild Place, Madison, TN 37115, hereby bargains, sells, remises, releases, quit claims and conveys to LARRY G. SAMPSON and BILLY CHRISTOPHER HENNESSEE, a married couple, as joint tenants with right of survivorship (herein, "Grantee"), whose address is 1216 Idlewild Place, Madison, TN 37115, all of Grantor's interest in and to the following described real property located in Davidson County, State of Tennessee:

SEE EXHIBIT A ATTACHED HERETO.

Property street address: 1216 Idlewild Place, Madison, TN 37115

WITNESS my hand and seal this 2 day of October, 2017.

HEATHER D MCKIBBIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-8-2018

PIN NO: 052 05 0A 232.00CO

This Instrument Prepared By: STEVEN A. WILLIAMS, ESQ.
213 BRENTSHIRE DRIVE
BRANDON, FL 33511

GRANTOR:

Billy Christopher Hennessee

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Billy Christopher Hennessee, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 2 day of October 2017.

[Affix Notary Seal]

HEATHER D MCKIBBIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-8-2018

SIGNATURE OF NOTARY PUBLIC
My commission expires: 5-8-18

GRANTOR:

Larry G. Sampson

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Larry G. Sampson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 2 day of October, 2017.

[Affix Notary Seal]

SIGNATURE OF NOTARY PUBLIC
My commission expires: 5-8-18

This transaction is exempt from recordation tax pursuant to T.C.A. Section 67-4-409(a)(3)(A) as it is a transfer between spouses in accordance with that section.

HEATHER D MCKIBBIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-8-2018

OATH OF CONSIDERATION

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration for this transfer is -0-.

GRANTEE

Grantee signature _____
Larry G. Sampson

Subscribed and sworn to under oath before me, this 2 day of October, 2017.

[Affix Notary Seal]

_____
SIGNATURE OF NOTARY PUBLIC
My commission expires: 5-8-18

HEATHER D MCKIBBIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-8-2018

EXHIBIT A

[Legal Description]

THE FOLLOWING DESCRIBED REAL ESTATE SITUATE, LYING AND BEING IN THE COUNTY DAVIDSON, STATE OF TENNESSEE, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT(S) 16, AS SHOWN ON THE MAP ENTITLED IDLEWILD SUBDIVISION, OF RECORD IN PLAT BOOK 6250, PAGE 563, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION.

SOURCE OF DESCRIPTION AND GRANTOR'S EQUITABLE INTEREST:

Previous and last conveyance; the same being a deed to the within Grantor recorded in the Register's Office for Davidson County, Tennessee, in 20080318-0027181 on March 18, 2008.

PIN NO: 052 05 0A 232.00CO

STREET ADDRESS:

1216 Idlewild Place, Madison, TN 37115

The preparer of this document has been engaged solely for the purpose of preparing this instrument, has prepared the instrument only from the information given and has not been requested to provide, nor has the preparer provided, a title search, an examination of the legal description, an opinion on title or advice on the tax, legal or non-legal consequences that may arise as a result of the conveyance. Further such preparer has not verified the accuracy of the amount of consideration stated to have been paid or upon which any tax may have been calculated nor has the preparer verified the legal existence or authority of any person who may have executed the document. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.