Bill Garrett Davidson County
Batch# 17696 DEEDQC
10/25/2017 09:04:03 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20171025-0109244

THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
1620 Westgate Circle, Suite 150
Brentwood, TN 37027

No title search was performed in the preparation of this quitclaim deed.

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is: $-0-.

Affiant

Subscribed and sworn to before me, this 20th day of October, 2017.

Notary Public

My Commission Expires:

JAMES ALEXANDER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES MARCH 25, 2018

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Tigist W. Kittle and Belay Bedasso 5629 Murphywood Crossing Antioch, TN 37013	New Owner	164-130-127.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Tigist W. Kittle, married** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to **Tigist W. Kittle, unmarried and Belay Bedasso, unmarried,** their heirs and assigns, all of their rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

A certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to wit: Being Lot No. 70 of the plan of Asheford Crossing, Section Three, a planned unit development, as of Record in Plat Book 9700, Page 545, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete accurate legal description.

Being the same property conveyed to Tigist W. Kittle, married, from Tigist W. Kittle and Solomon Tessema, wife and husband, by Quitclaim Deed dated March 27, 2015 and recorded on March 30, 2015 in Instrument No. 20150330-0027079, Register's Office for Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

This improved property known as 5269 Murphywood Crossing, Antioch, TN 37013.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantees, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except for current taxes, and restrictions and easements of record. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantees, its successors, heirs and assigns against the lawful claims of all persons whatsoever. However, this conveyance is made without the benefit of a title search.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 20 day of October, 2017.

Tigist W. Kittle

Tigist W. Kittle

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Tigist W. Kittle, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 20th day of October, 2017.

Notary Public

My Commission Expires: _____

JAMES ALEXANDER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES MARCH 25, 2018