Bill Garrett Davidson County
Batch# 19444 DEEDQC
10/30/2017 03:04:32 PM 3 pgs
Fees: $18.00 Taxes: $795.50
20171030-0111141

THIS INSTRUMENT PREPARED BY:
FREEDOM TITLE SERVICES, LLC
109 HAZEL PATH, SUITE 2
HENDERSONVILLE, TN 37075

MAP.GROUP.PARCEL: 073-13-000100

NEW OWNERS:
William and Aimee W. Fuqua
118 Trout Valley Dr.
Hendersonville, TN 37075

SEND TAX BILLS TO:
New Owners

QUITCLAIM DEED

This instrument was prepared from information provided by the parties. No title search was performed and no warranties are made by the drafter. By signing this document, both parties acknowledge that no legal or tax advice was rendered by the drafter.

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, **Janice L. Bradford, Angie W. Cheek and Aimee W. Fuqua,** by this instrument **QUITCLAIM** all of the interest of Grantors in the hereinafter described property unto **William Fuqua and Aimee W. Fuqua, husband and wife,** their heirs and assigns forever, the property described as follows:

LOT NO. 83 ON THE PLAN OF BURCHWOOD GARDENS, SECTION 2, OF RECORD IN BOOK 2900, PAGE 66, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY CONVEYED TO JEWELL MAYS BEARDEN PHELPS BY ORDER OF THE CIRCUIT COURT FOR DAVIDSON COUNTY, TENNESSEE, DATED NOVEMBER 12, 1965, SAID ORDER OF RECORD IN DEED BOOK 4832, PAGE 997, REGISTER'S OFFICE FOR SUMNER COUNTY, TENNESSEE.

ADDITIONALLY, THE ORDER OF THE CIRCUIT COURT RESTORED JEWELL MAYS BEARDEN PHELPS TO HER PREVIOUS MARRIED NAME OF JEWELL BEARDEN LENOX. JEWELL BEARDEN LENOX DIED ON MARCH 10, 2017. THE GRANTORS HEREIN ARE THE SOLE HEIRS OF JEWELL BEARDEN LENOX PURSUANT TO HER LAST WILL AND TESTAMENT, SAID WILL HAVING BEEN PROBATED IN THE PROBATE COURT FOR SUMNER COUNTY, TENNESSEE, DOCKET NO. 2017-PR-272.

THIS IS IMPROVED PROPERTY KNOWN AS: 1804 CLOVERLEAF DRIVE, NASHVILLE, TN.

ANGIE W. CHEEK

AIMEE W. FUQUA

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, the undersigned, a Notary Public in and for State and County aforesaid, personally appeared the within named, ANGIE W. CHEEK and AIMEE W. FUQUA, the bargainers with whom I am personally acquainted, and acknowledged that the foregoing document was executed for the purposes therein contained.

Witness my hand and official seal, this the 25th day of October, 2017.

Notary Public
My Commission Expires: 10/23/18

NANCY JO COLE STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SUMNER
My Commission Expires October 23, 2018

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration for this transfer is $215,000.00.

AFFIANT

Sworn to and subscribed before me, this 25th day of October, 2017.

Notary Public
My Commission Expires:

NANCY JO COLE STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SUMNER
My Commission Expires October 23, 2018

JANICE L. BRADFORD

STATE OF _____

COUNTY OF _____

Before me, the undersigned, a Notary Public in and for State and County aforesaid, personally appeared the within named, JANICE L. BRADFORD, the bargainers with whom I am personally acquainted or who proved her identity to me by satisfactory evidence, and acknowledged that the foregoing document was executed for the purposes therein contained.

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

Notary Public
My Commission Expires:

Before me, the undersigned, a Notary Public in and for State and County aforesaid, personally appeared the within named, ANGIE W. CHEEK and AIMEE W. FUQUA, the bargainers with whom I am personally acquainted, and acknowledged that the foregoing document was executed for the purposes therein contained.

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

_____
Notary Public
My Commission Expires:

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration for this transfer is _____.

_____
AFFIANT

Sworn to and subscribed before me, this _____ day of October, 2017.

_____
Notary Public
My Commission Expires:

Janice L. Bradford
JANICE L. BRADFORD

STATE OF Alabama
COUNTY OF Shelby

Before me, the undersigned, a Notary Public in and for State and County aforesaid, personally appeared the within named, JANICE L. BRADFORD, the bargainers with whom I am personally acquainted or who proved her identity to me by satisfactory evidence, and acknowledged that the foregoing document was executed for the purposes therein contained.

Witness my hand and official seal, this the 25 day of October, 2017.

Julia K Vedder Sims
Notary Public
My Commission Expires:

