Bill Garrett Davidson County
Batch# 32455 DEEDQC
12/01/2017 03:50:26 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20171201-0123014

NEW OWNER :

Lori H. Adams
412 Landings Way
Mount Juliet, TN 37122

SEND TAX BILLS TO:

Owner

Deed Reference 087020A03700CO

PREPARED BY:
Shawn J. McBrien, Attorney At Law
133 S. College Street
Lebanon, Tennessee 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 SHAWN J. MCBRIEN, 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, NATHAN D. ADAMS, (Grantor") has remised, released, transferred and conveyed and by these presents does bargain, remise, release, transfer and convey and forever quitclaim unto LORI H. ADAMS, individually ("Grantee"), her heirs and assigns, forever, all of his right, title and interest in and to the following described property, situated and lying in Davidson County, Tennessee, described as follows, to-wit:

Being Lot No. 63 on the Plan of COBBLESTONE LANDING, PHASE I, as shown on plat of record in Instrument No. 20050822-0099471, in the Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete and accurate description of said property.

Being the same property conveyed to Nathan D. Adams and Lori H. Adams, husband and wife, by Warranty Deed from Drees Premier Homes, Inc., an Ohio corporation, dated November 17, 2006, of record as Instrument No. 20061122-0145020, Register's Office for Davidson County, Tennessee.

THIS is improved property known as 412 Landings Way, Mount Juliet, TN 37122.

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 30 day of NOVEMBER, 2017.

Nathan D. Adams
NATHAN D. ADAMS

STATE OF TENNESSEE
COUNTY OF Wilson

Personally appeared before me, the undersigned, a notary public in and for the state and county aforesaid, **NATHAN D. ADAMS**, 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 30th day of November, 2017.

Lindsay Bane
NOTARY PUBLIC
My Commission expires: 5/5/20

LINDSAY BANE
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY