Bill Garrett Davidson County
Batch# 37139 DEEDQC
12/14/2017 03:01:31 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20171214-0127672

QUITCLAIM DEED

This instrument prepared by:
Miller Upshaw Family Law, PLLC
631 Woodland Street, Nashville, TN 37206

Address New Owner as Follows:	Send Tax Bills to:	Map-Parcel:
Ramona M. Burton 808 Crescent Hill Road Nolensville, TN 37206	New Owner	083-08-0-262.00

AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The undersigned, after first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of the Final Judgment of Divorce and Marital Dissolution Agreement in that certain case styled Ramona M. Burton v. Charles Thomas Burton, Jr., Davidson County Fourth Circuit Court, No. 17D-1580, and the consideration given for the transfer is the Parties' divorce.

Affiant- Ramona M. Burton

SUBSCRIBED AND SWORN TO before me this 14th day of December, 2017.

Notary Public

My Commission Expires: 11/5/2019

JOELLYN A. KOTT
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

WHEREAS, Charles Thomas Burton, Jr., ("Grantor") and Ramona M. Burton ("Grantee") were married and recently obtained a divorce; and

WHEREAS, this transfer of property is exempt from taxation as it is made in accordance with the terms and conditions of the Final Judgment of Divorce and Marital Dissolution Agreement in that certain case styled Ramona M. Burton v. Charles Thomas Burton, Jr., Davidson County Fourth Circuit Court, No. 17D-1580; and

WHEREAS, Grantor has agreed to quitclaim all of his legal, marital, or equitable right, title and interest in and to the tract of land herein below to the Grantee; and

NOW, THEREFORE, in consideration of the Davidson County Fourth Circuit Court Case No. 17D-1580, Charles Thomas Burton, Jr., the Grantor, does hereby convey, remise, release and forever quitclaim unto Ramona M. Burton, the Grantee, her heirs and assigns, all of his legal, marital or equitable right, title and interest in and to a certain tract of land in Davidson County, Tennessee described more particularly as follows:

Being Lot No. 30 as shown on the Plan Final Plat Rosebank Meadows- Phase One, as recorded in Plat Book 9700, Page 531, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Ramona M. Burton and husband, Charles T. Burton by Warranty Deed from Rosebank Meadows Subdivision, LLC, a Tennessee limited liability company, of record at Instrument No. 20030814-0117400, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: all restrictions of record, all easements of record, all visible easements, all matters appearing on the plan of record, and all applicable government and zoning regulations.

This is improved property known as 808 Crescent Hill Road, Nashville, TN 37206.

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND MILLER UPSHAW FAMILY LAW, PLLC, ASSUMES NO RESPONSIBILITY FOR THE ACCURACY OF THE INFORMATION SHOWN HEREIN.

IN WITNESS WHEREOF, I have hereunto set my hand on this 14 day of December, 2017.

CHARLES THOMAS BURTON, JR.

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

CHARLES THOMAS BURTON, JR., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), personally appeared before me, a Notary Public in and for said County and State, and executed and acknowledged the within instrument for the purposes therein contained.

Witness my hand and official seal this 14th day of December, 2017.

JOELLYN A. KOTT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public

My commission expires: 11/5/2019