THIS INSTRUMENT PREPARED BY:
HORIZON LAND TITLE, INC.
1000 Pleasant Grove Place
Suite 100
Mt. Juliet, TN 37122

Bill Garrett Davidson County
Batch# 39847 DEEDQC
12/20/2017 10:27:32 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20171220-0129513

ADDRESS NEW OWNER:
Nellie Ruth Hayes Adams
127 Bonnabrook Drive
Hermitage, Tennessee 37076

MORTGAGEE:
Guaranty Trust Company
3500 Parkway Lane
Suite 415
Norcross, Georgia 30092

SEND TAX BILLS:
Mortgagee

MAP-PARCEL:
Map and Parcel - 075-13-0-103.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of all of which is hereby expressly acknowledged, we, **James Ronnie Greer, Doris Ann Cain, Charles Artis Greer, and Peggy Sue York,** hereinafter called the Grantors, have bargained and sold, and do hereby quitclaim and convey unto **Nellie Ruth Hayes Adams,** hereinafter called the Grantee, her heirs and assigns, all of our right title and interest in and to the following described tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 308 on the Plan of Section 4, Hermitage Hills Subdivision, of record in Book 2900, page 135, Register's Office for Davidson County, Tennessee.

Beginning at a point in the southwesterly margin of Bonnabrook Drive at the corner of Lots No. 307 and 308; thence with the line between said lots, southwesterly 154.45 feet to a corner of Lot No. 309; thence with the line between Lots No. 308 and 309, northwesterly 143.75 feet to the southwesterly margin of Bonnaside Drive; thence with the margin of the same, northwesterly 80 feet to the beginning of a curve; thence around said curve, easterly 37.94 feet to the margin of Bonnabrook Drive; thence with the margin of the same, southeasterly 81.75 feet to the point of beginning.

Being the same property conveyed to Charles H. Hayes and wife, Bobbie C. Hayes, by deed from Wayne Wilkerson and Earl Wilde, as of record in Book 4950, page 984, Register's Office for Davidson County, Tennessee. Bobbie C. Hayes predeceased Charles H. Hayes on May 8, 2007, leaving him as the surviving tenant by the entireties. Charles H. Hayes died on April 21, 2017, and pursuant to his Last Will and Testament of record in the Probate Clerk's Office for Davidson County, Tennessee, under Docket No. 17P761, the Grantors and Grantee are all the devisees of the herein described property. This Quitclaim Deed is being executed pursuant to an Agreement executed by the devisees of record in the Probate Clerk's Office for Davidson County, Tennessee, under Docket No. 17P761.

This is the same description as the description in the prior deed of conveyance

This is improved property known as 127 Bonnabrook Drive, Hermitage, Tennessee 37076.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

IN WITNESS WHEREOF, I have hereunto set my hand this the 7th day of December, 2017.

JAMES RONNIE GREER

DORIS ANN CAIN

CHARLES ARTIS GREER

PEGGY SUE YORK

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, **James Ronnie Greer, Doris Ann Cain, Charles Artis Greer, and Peggy Sue York,** the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal at Mt. Juliet, Tennessee, this 7th day of December, 2017.

NOTARY PUBLIC

My Commission Expires: 9/22/20

ELIZABETH G. COOPER STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual consideration or value, whichever is greater for this transfer is $ 0.00

AFFIANT

Subscribed and sworn before me
this 7th day of December, 2017.

NOTARY PUBLIC

My Commission Expires: 9/22/20

ELIZABETH G. COOPER STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY