QUITCLAIM DEED

Bill Garrett Davidson County
Batch# 41523 DEEDQC
12/27/2017 12:09:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20171227-0131215

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Jamie Lewis
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF December, 2017.

Notary Public

MY COMMISSION EXPIRES: 3/3/19
(AFFIX SEAL)

CASSIE LOVVORN NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Homeland Title, LLC
1896 General George Patton Drive
Franklin, TN 37067

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Ronald Edward Pruitt	**New Owner**	
(NAME)	(NAME)	
1220 Vintage Pl (ADDRESS)	(ADDRESS)	
Nashville, TN 37215		**172-00-0-018.00**
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Information furnished by the parties, no title search was performed.

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I, **W & R, Inc., a Tennessee Corporation,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **Ronald Edward Pruitt, a married man,** HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, ALL OF ITS RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN **Davidson** COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

Land in Davidson County, Tennessee, being a part of Lot 1 on the Plan of the Partition of the lands of Pierce Waller, deceased, and as of record in Book 56, page 453, Register's Office and described according to a survey made by Cantrell, Connell and Morrison, Engineers, June 1960, and revised May 15, 1961, as follows:

Beginning on the westerly margin of Edmondson or Owen and Winstead Pike at a point 1272.5 feet south of the southerly margin of Hardscuffle Road; thence with said Pike, south 14 deg, 33' east 95 feet and south 27 deg. 37' east 158 feet to the northeast corner of the property conveyed to James A. Box and wife, by deed from George J. Gianikas and wife, as of record in Book 3028, page 351, said Register's Office; thence with the northerly line of said Box Property, south 72 deg. 15' west 351.1 feet; thence north 13 deg. 15' west 250 feet; thence north 72 deg. 15' east 340 feet to the beginning, containing 2 acres, more or less.

Being the same property conveyed to W & R, Inc., a Tennessee Corporation, by Warranty Deed from Stella Mayfield, of record in Instrument No. 20171115-0117376 Register's Office for Davidson County, Tennessee, dated November 13, 2017 and recorded on November 15, 2017.

This is ( ) **unimproved** (X) **improved** property known as: 5935 Edmondson Pike, Nashville, TN 37211
(House #) (Street) (City or Town) (Postal Zip)

Witness my/our hand (s) this the 15th day of Dec, 2017.

W & R, Inc., a Tennessee Corporation

By: Wilson Pruitt
Its: Secretary

STATE OF Tennessee
COUNTY OF Davidson

On this 15th day of Dec., 2017, before me personally appeared Wilson Pruitt, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself/herself to be the Authorized Agent of W & R, Inc. a Tennessee Corporation, the within named bargainor, a corporation, and that he/she as such Authorized Agent executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 15th day of Dec, 2017.

Notary Public

My Commission Expires: 7/5/2021

(SEAL)

ZACH SANDERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

RETURN TO:
Homeland Title, LLC
1896 General George Patton Drive
Franklin, TN 37067

True Copy Certification

I, Jamie Ivey, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration therewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee
County of Williamson

Personally appeared before me, Deanna Cooper, a notary public for this county and state, Jamie Ivey, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 05/13/2020

