QUITCLAIM DEED

Bill Garrett Davidson County
Batch# 54876 DEEDQC
02/05/2018 10:43:17 AM 2 pgs
Fees: $12.00 Taxes: $0.00



20180205-0011326

NO TRANSFER TAX IS DUE ON THIS CONVEYANCE PURSUANT TO TENN. CODE ANN. § 67-4-409(a)(3)(A) AND NO OATH OF VALUE IS REQUIRED PURSUANT TO TENN. CODE ANN. § 67-4-409(a)(5).

THIS INSTRUMENT PREPARED BY:
Kurt W. Bartlett, Esq.
404 James Robertson Parkway, Suite 1613
Nashville, Tennessee 37219

NAME & ADDRESS NEW OWNER(S):	SEND TAX BILLS TO:	TAX/MAP-PARCEL NUMBERS
Carissa Reeves 4948 Pebble Creek Drive Antioch, Tennessee 37013	Movement Mortgage 841 Seahawk Circle Virginia Beach, Virginia 23452	149-6-19

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) and in accordance with the terms and conditions of the Marital Dissolution Agreement, in that certain case styled Carissa Reeves v. Lex Reeves, Chancery Court for Wilson County, Tennessee, Docket No. 95CH1-2018-CV-32, Lex Reeves ("Grantor") by these presents does hereby convey, transfer, remise, release, relinquish and forever quitclaim unto Carissa Reeves ("Grantee"), her heirs and assigns, all of Grantor's right, title and interest in and to that certain tract or parcel of land lying in the County of Davidson, State of Tennessee, and being more particularly described as follows:

Being: Land in Davidson County, Tennessee, being Lot No. 71 on the Plan of Pebble Creek Subdivision, Section Two, of record in Book 5210, page 95, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Carissa Reeves and Lex Reeves, wife and husband, by Cash Deed dated August 25, 2016 filed of record on August 26, 2016 from Julian Castro, The Secretary of Housing and Urban Development of Washington, D.C, of record in Instrument No. 20160826-0089758, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Secretary of Housing and Urban Development by Special Warranty Deed from Wells Fargo Bank, NA, dated October 20, 2015, of record in Instrument No. 20160503-0043292, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Wells Fargo Bank, NA by Substitute Trustee's Deed from Shapiro & Ingle, LLP, a Tennessee limited liability partnership, Substitute Trustee, dated October 16, 2015, of record in Instrument No. 20151016-0105449, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Misty Patton and Brett Patton, wife and husband by Special Warranty Deed from The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank N.A. as Trustee for RASC 2002KS4, dated August 19, 2009, of record in Instrument No. 20091005-0092220, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to any and all zoning regulations, building restrictions, setback lines, if any, easements and rights for public utilities applicable to this property. Taxes for the current year have been prorated and are assumed by the Grantee(s) herein.

The above-described property is improved property known as 4948 Pebble Creek Drive, Antioch, Tennessee 37013.

WITNESS my hand this 25th day of January, 2018.

LEX REEVES

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named Lex Reeves, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 25th day of January, 2018.

NOTARY PUBLIC

HEATHER LYN BARTLETT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 6, 2019

My Commission Expires: 05/06/2019

THIS DEED WAS PREPARED without the benefit of a survey or title search using information provided by the parties and the preparer makes no representation as to the status of the title of the property herein conveyed.