This Form furnished by: **LISA B. FORBERG, FORBERG LAW OFFICE, PLLC**

FROM:
CHADRICK LEWIS BROWN

TO:
RACHEL ANN BROWN

Bill Garrett Davidson County
Batch# 55826 DEEDQC
02/06/2018 09:53:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20180206-0011879

QUITCLAIM DEED

New Owner & Address	Taxable Party	Map-Parcel Numbers
Rachel Ann Brown 3848 Hoggett Ford Road Hermitage, TN 37076	New Owner	097020A22300CO

STATE OF TENNESSEE }

COUNTY OF DAVIDSON }

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

None, because it is pursuant to a Final Decree of Divorce in the Third Circuit Court for Davidson County, Tennessee, Docket No. 17D-1437

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th, DAY OF NOVEMBER, 2017.

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

(AFFIX SEAL)

LISA B. FORBERG
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-3-2020

This Instrument Prepared By:

Lisa B. Forberg
Forberg Law Office, PLLC
1612 Westgate Circle
Suite 220
Brentwood, TN 37027
615-767-5930

I, **CHADRICK LEWIS BROWN** do hereby Quitclaim to **RACHEL ANN BROWN** all right, title and interest in said real property as described below:

LEGAL DESCRIPTION:

Land in Davidson County, Tennessee, being Lot No. 223 on the plan of Villages of Riverwood, Section One, Phase 3C, Revision One of record in instrument No. 20130405-0033853, Register's Office for said County, to which plan and certificate reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to Beazer Homes Corp., a Tennessee Corporation by deed dated January 7, 2010, from Chris Pardue, an individual, of record in Instrument No. 20100108-0001962, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all matters shown on any applicable recorded plan, all applicable easements, setback lines, and restrictions of record, and any encroachment, encumbrance, violation, variation or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the land and not shown by the Public Records.

Derivation Clause - Instrument #20100108-0001962
recorded on 1-7-10

This is improved property, known as 3848 Hoggett Ford Road, Hermitage, TN 37076

Grantor and Grantee acknowledge that this Quitclaim Deed was prepared from information furnished by them. No title examination has been made and the firm of Forberg Law Office, PLLC shall have no liability for the status of the title to the property or the accuracy of such information.

IN WITNESS WHEREOF I have hereunto set my hand on this the 8th day of November, 2017.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

CHADRICK LEWIS BROWN , 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 this Quitclaim Deed before me this 8th day of November, 2017.

Notary Public

My Commission Expires:

LISA B FORBERG
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-3-2020

True Copy Certification

I, Connie Grimes, 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 herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Connie Grimes

State of Pennsylvania

County of Beaver

Personally appeared before me, Mark J Appugliese, a notary public for this county and state, Connie Grimes who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Mark J Appugliese

Notary's Signature

My Commission Expires: 5/17/19

Notary Seal (if on paper)

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Mark J. Appugliese, Notary Public
Wilmington Twp., Mercer County
My Commission Expires May 17, 2019
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES