QUITCLAIM DEED

Bill Garrett Davidson County
Batch# 62506 DEEDQC
02/26/2018 03:08:32 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20180226-0017982

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23 DAY OF February, 2018.

Notary Public

MY COMMISSION EXPIRES: 8/20/2019
(AFFIX SEAL)

WILLIAM E GRAVES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY (and return to):
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
James D. Ramsey and Byron R. Simpson	**Same**	
(NAME)	(NAME)	
851 General George Patton Rd		**142090B85100CO**
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37221		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND, PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

JAMES DAVID RAMSEY ("GRANTOR")

HAS/HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO/DOES TRANSFER AND CONVEY UNTO

JAMES DAVID RAMSEY AND BYRON R. SIMPSON AS TENANTS IN COMMON WITH THE RIGHT OF SURVIVORSHIP ("GRANTEE")

HIS/HER/ITS/THEIR HEIRS, SUCCESSORS AND ASSIGNS, THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING A PART OF THE PLAN OF RIVER PLANTATION, SECTION FIVE, PHASE ONE, LOT NO. ONE, CONDOMINIUM APARTMENTS, AS OF RECORD IN BOOK 5200, PAGES 145 AND 146, REGISTER'S OFFICE FOR SAID COUNTY, THE PART HEREBY DESCRIBED AS BEING:

UNIT 851 ON SAID PLAN TOGETHER WITH THE CARPORT DESIGNATED NO. 851-C AS SHOWN IN AND DESCRIBED BY THE MASTER--DEED ESTABLISHING HORIZONTAL PROPERTY REGIME WITH RESPECT TO RIVER PLANTATION, SECTION FIVE, CONDOMINIUMS.

BEING THE SAME PROPERTY CONVEYED TO JAMES DAVID RAMSEY, BY QUITCLAIM DEED FROM PAULINE D. RAMSEY AND JAMES D. RAMSEY, OF RECORD IN INSTRUMENT NUMBER 20091202-0110448, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

WG

This is **improved** property known as: **851 General George Patton Road, Nashville, TN 37221**

Witness our hands this the 22nd day of Feb., 2018.

James David Ramsey

STATE OF TN)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **James David Ramsey**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 22nd day of Feb., 2018.

Notary Public

My Commission Expires: 7-6-2020

KATHERINE VINCENT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY