Bill Garrett Davidson County
Batch# 62669 DEEDQC
02/27/2018 10:07:49 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20180227-0018222

THIS INSTRUMENT PREPARED BY:
MARTIN C. GINER, ATTORNEY
1900 CHURCH STREET, SUITE 300
NASHVILLE, TN 37203
(615) 259-9222

QUITCLAIM DEED

****

NEW OWNER: SEND TAX BILL TO: MAP & PARCEL NO.
Scott R. Badger and Christy L. Badger Same Map
3919 Creekside Drive Parcel
Nashville, TN 37211

FOR AND IN CONSIDERATION of One Dollar ($1.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledge Jimmy L. Badger and Martha A. Badger (the "Grantors") have bargained and sold by these presents does hereby transfer and convey unto Scott R. Badger and wife Christy L. Badger as tenants by the entirety, (the "Grantees") herein his heirs and assigns, the following described tract or parcel of land, to wit:

Land in Davidson County, Tennessee, being Lot No. 56 on the Plan of Locustwood Subdivision, Section 5, as of record in Book 2663, Page 43 said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Jimmy L. Badger and wife Martha A. Badger, by Deed from Judith W. Atchley and L.J Baccari, of record in Book 8799 Page 883 Register's Office for Davidson County Tennessee. Also being the same property subject to an Installment Contract of Sale of record in Book 11102 Page 613 and modified in Modification Agreement of record in Instrument No. 20070621-0074250 both in the Register's Office for Davidson County Tennessee all conditions of said Agreements have been meet.

This improved real property known as 3919 Creekside Drive Nashville, TN 37211.

NOTE: The legal description set forth above is the same property description contained in the previously recorded instrument and no new boundary survey is available or performed in connecting with this transaction. There has been no title search or title insurance purchased in connection with this transaction and Grantees assume the risk associated therewith.

2018 property taxes to be paid by Grantees.

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

IN WITNESS WHEREOF, I have hereunto set our hand on this the 16th day of February, 2018.

Jimmy L. Badger

STATE OF SOUTH CAROLINA)
)
COUNTY OF Spartanburg **)**

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

WITNESS my hand and official seal at office this 16th day of February, 2018.

Notary Public

KELLY RUFF NOTARY PUBLIC SOUTH CAROLINA

My Commission Expires:

1/26/2026

Martha A. Badger

Martha A. Badger

STATE OF SOUTH CAROLINA)
)
COUNTY OF Spartanburg **)**

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Martha A. Badger , the within named bargainor, with whom I am personally acquainted (or proved on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 16th day of February, 2018.

Notary Public

KELLY RUFF NOTARY PUBLIC SOUTH CAROLINA

My Commission Expires: 1/26/2026

STATE OF Tennessee)
)
COUNTY OF Davidson)

The actual consideration or value, whichever is greater, for this transfer is $1.00.

Affiant

Sworn to and subscribed before me this 27 day of February, 2018.

Notary ~~Public~~

My Commission Expires:

09/07/2021

CASSIDY MOORE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXP. SEPT. 07, 2021