Bill Garrett Davidson County
Batch# 68004 DEEDQC
03/13/2018 09:05:16 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20180313-0023412

QUITCLAIM DEED

From: GEORGE R. BINKLEY

To: CAROLYN A. BINKLEY

This instrument prepared by:
C. Diane Crosier
136 Fourth Avenue, South
Franklin, Tennessee 37064

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

Address New Owner:	Send Tax Bills To:	Map/Parcel Nos.
Carolyn A. Binkley 3811 Barlow Drive Nashville, TN 37211	Self	Map 148 Parcel 9-32

FOR AND IN CONSIDERATION of the sum of zero ($0.00) and in accordance with the terms and conditions of the Final Decree of Divorce and Marital Dissolution Agreement, in that certain case styled, Carolyn Ann Binkley v. George Robert Binkley, Third Circuit Court for Davidson County, Tennessee, Docket No. 18D315, George Robert Binkley (the "Grantor") by these presents hereby assigns and quitclaims unto Carolyn Ann Binkley (the "Grantee") all of Grantor's right, title and interest in and to certain land in 3811 Barlow Drive, Nashville, Davidson County, Tennessee, being more particularly described as follows (the "Property"):

Land in Davidson County, Tennessee, being Lot No. 67 on the Plan of Haywood Heights, Section II, as of record in Book 2663, page 13, Register's Office for said County and State, to which said plan reference is hereby made for a more complete legal description of said lot.

BEING the same property conveyed to George R. Binkley and wife, Carolyn A. Binkley by deed from Jacqueline M. Jones, unmarried, filed of record in Book 9888, page 393, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

This is improved property known as 3811 Barlow Drive, Nashville, Tennessee 37211

NO BOUNDARY SURVEY WAS MADE AT THE TIME OF THIS CONVEYANCE WITH THE LEGAL DESCRIPTION BEING THE SAME AS THE PREVIOUS DEED OF RECORD.

THIS DEED PREPARED SOLELY UPON INFORMATION FURNISHED BY THE PARTIES. THERE HAS BEEN NO TAX ADVICE, INCLUDING, BUT NOT LIMITED

TO, INCOME OR GIFT TAX ADVICE OF THE TRANSFER OF THIS PROPERTY NOR THE FILING (IF REQUIRED) OF ANY TAX RETURNS, NOR MEDICAID ADVICE GIVEN ON THIS TRANSFER. THE PREPARER OF THIS DEED HAS NEITHER BEEN REQUESTED TO CONDUCT A TITLE SEARCH NOR HAS THE PREPARER CONDUCTED A TITLE SEARCH OR AN INSPECTION OF THE PROPERTY TRANSFERRED HEREBY. NO REPRESENTATIONS OR WARRANTIES AS TO THE STATUS OF TITLE OR CONDITION OF THE PROPERTY HAVE BEEN MADE BY THE PREPARER.

WITNESS my hand this 7 day of March, 2018.

George Robert Binkley

George Robert Binkley

STATE OF TENNESSEE)
COUNTY OF Williamson)

Personally appeared before the undersigned, a Notary Public in and for the State and County aforesaid, Amanda Moenig, with whom I am personally acquainted, who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand, at office, this 7 day of March, 2018.

Amanda Moenig

NOTARY PUBLIC

AMANDA MOENIG STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON My Commission Expires July 28, 2019

My Commission Expires: 7-28-19

STATE OF TENNESSEE)
COUNTY OF Williamson)

The transfer tax on this transfer is exempt under the provisions of § 67-4-409, et. seq., of the Tennessee Code Annotated.

George Binkley

Affiant

Sworn to and subscribed before me this 7 day of March, 2018.

Amanda Moenig

NOTARY PUBLIC

7-28-19

My commission expires

AMANDA MOENIG STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON My Commission Expires July 28, 2019

The actual consideration or value, whichever is greater, is $0.