QUITCLAIM DEED

Bill Garrett Davidson County
Batch# 85909 DEEDQC
04/27/2018 01:42:15 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20180427-0039941

WILLIAM E GRONER NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24 DAY OF April 2018

Notary Public

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

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)
Azzell Truett and Caprice Truett (NAME)	**Same** (NAME)	
607 Rowan Court (ADDRESS)	(ADDRESS)	**59-11-200**
Nashville, Tennessee 37207 (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,

AZZELL TRUETT, WIDOWED ("GRANTOR")

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

AZZELL TRUETT, WIDOWED, CAPRICE TRUETT, UNMARRIED AND, KATRINA TRUETT UNMARRIED ALL 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 LOT 524, ON THE PLAN OF HAYNES MANOR, SECTION 4, AS OF RECORD IN BOOK 4175, PAGE 90, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT 524 FRONTS 71.9 FEET ON THE SOUTHERLY SIDE OF ROWAN COURT AND EXTENDS BACK 124.6 FEET ON THE EASTERLY LINE AND 149.0 FEET ON THE WESTERLY LINE TO A DEAD LINE IN THE REAR MEASURING 116.5 FEET THEREON.

THIS CONVEYANCE IS SUBJECT TO RESTRICTIVE COVENANTS CONTAINED IN INSTRUMENT OF RECORD IN BOOK 4378, PAGE 976, SAID REGISTER'S OFFICE, EASEMENTS AND SETBACK LINES AS SET FORTH ON THE ABOVE PLAN OF RECORD; AND THE SAID AZZELL TRUETT, ASSUMES AND AGREES TO PAY ANY AND ALL OUTSTANDING INDEBTEDNESS OWING ON THE SUBJECT PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO AZZELL TRUETT, BY QUITCLAIM DEED FROM ANNETTA COLLIER, OF RECORD IN BOOK 6663, PAGE 131, 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*****

This is **improved** property known as: **607 Rowan Ct., Nashville, TN 37207**

Witness our hands this the 23rd day of April, 2018.

Azzell Truett

Azzell Truett

STATE OF TN)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Azzell Truett**, 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 23rd day of April, 2018.

Katherine Vincent

Notary Public

My Commission Expires: 7-6-2020

KATHERINE VINCENT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY