This instrument prepared by:
(And return to)

Jeffrey M. Grissim,
Attorney at Law
1222 17th Avenue South
Nashville, TN 37212

Bill Garrett Davidson County
Batch# 98576 DEEDQC
05/31/2018 11:31:03 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20180531-0051902

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.:
Rusty Joseph Arnette 2603 Crestwood Drive Nashville, TN 37214	SAME AS NEW OWNER	08513004500

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

WHEREAS, pursuant to the Divorce Decree dated 17th day April, 2018, entered by the Court in Rusty Joseph Arnette vs. Chelsea Victoria Arnette, in the 4th Circuit Court for Davidson County, Tennessee, bearing Docket No.:17D996, Grantor and Grantee were divorced and all marital bonds between them were severed; and

WHEREAS, said Divorce Decree is now final and the time for appealing said decree has passed; and

WHEREAS, in said Divorce Decree the Court approved the Property Settlement Agreement between the Grantor and Grantee wherein Grantor agreed to convey all of her right, title and interest in and to the tract of land described herein below. Now therefore;

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Chelsea Victoria Arnette** (the "Grantor"), has bargained and sold, and by these presents does transfer and convey unto the said **Rusty Joseph Arnette,** (the "Grantee"), his successors and assigns, all of her rights, title and interest in and to that certain land in **DAVIDSON** County, State of Tennessee, more particularly described as follows:

Land located in Davidson County, Tennessee, described as follows to wit: Land in Davidson County, Tennessee, Being the westerly part of Lot 11 on the Map of the Resubdivision of Cliffdale, of record in Book 974, Page 49, Register's Office for said County.

Said part of Lot 11 fronts 100 feet on the east side of Crestwood Road, as now widened, and runs back between lines, 169 feet on the north line of 174 feet on the south line to a dead line in the rear on which it measures 95 feet.

Being the same property conveyed to Rusty Joseph Arnette and wife, Chelsea Arnette by deed from Lisa M. Finch, unmarried, f/n/a/ Lisa M. Hayes, of record in Instrument No. 20150604-0052387, dated May 29, 2015 and recorded June 4, 2015, Register's Office for Davidson County, Tennessee.

The legal description provided herein is exactly the same as in the prior recorded deed.

This is improved property known as: 2603 Crestwood Drive, Nashville, TN 37214

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

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hands this 23 day of May, 2018.

Chelsea Victoria Arnette

GRANTOR – Chelsea Victoria Arnette

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Chelsea Victoria Arnette** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal on this 23 day of May, 2018.

Cynthia O'Riley Neely

Notary Public

My Commission Expires: 3/3/2020

CYNTHIA O'RILEY NEELY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-3-2020

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer, or value of property (whichever is greater) is $Zero, (Divorce-Property Divisi... 409(a)(3)(E).

Affiant ~~Rusty J. Arnette~~

Subscribed and sworn before me this 23 day of May, 2018.

Kelley Lyn Davison

NOTARY PUBLIC

My Commission Expires: _____

KELLEY LYN DAVISON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JAN. 3, 2022