STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ _____ Affiant
Subscribed and sworn before me this the
5th Day of June, 2018.
Brandi Wells, Deputy Register

This Instrument Prepared by:
J. Jill Qualls Baxter
BAXTER & BAXTER, PLLC
300 James Robertson Parkway
Suite 308
Nashville, Tennessee 37201

The actual consideration or value, whichever is greater for this transfer is zero dollars ($0)

Bill Garrett Davidson County
Batch# 100526 DEEDQC
06/05/2018 09:54:32 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20180605-0053535

_____
AFFIANT

STATE OF TENNESSEE
COUNTY OF _____

Sworn to and subscribed before me this ____ day of _____, 2018.

_____
NOTARY PUBLIC

My Commission Expires: _____

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Sheri Ann Horn **812 Banbury Way** **Brentwood, Tennessee 37027**	**Sheri Ann Horn** **812 Banbury Way** **Brentwood, Tennessee 37027**	**Tax Map 172-9A** **Parcel 140.00CO**

FOR AND IN CONSIDERATION of a Final Decree of Divorce entered in the Third Circuit Court for Davidson County, Tennessee, **Michael Lynn Campbell,** by these presents does hereby quitclaim and convey unto **Sheri Ann Horn,** to her heirs, successors and assigns, all my right, title and interest in and to the following described tract of land:

LAND in Davidson County, Tennessee, being Lot No. 138 on the Plan of Banbury Crossing, Section Four, a Planned Unite Development, of record in the Register's Office for Davidson County, Tennessee, as Instrument Nos. 200001140004987, 200001140004988 and 200001140004989, to which plan reference is hereby made for a more complete legal description.

BEING part of the same property conveyed to Jones Land Company, LLC, a Tennessee limited liability company, by Deed from James J. Conner, Trustee for the Klara F. Alexander Trust, of record in Book 10221, Page 183; and by Deed from John L. Lee and wife, Julia F. Lee a/k/a Frances Lee, of record in Book 10021, Page 190; by deed from Raymond L. Barrett, unmarried, of record in Book 10221, Page 232, by Deed from Julian Keith Crowe and wife, Mary Ann Crowe, of record in Book 10234, Page 293; by Quitclaim Deed from The Jones Company Custom Homes of Tennessee, Inc., a Tennessee corporation, of record in Book 10305, Page 149; and by Deed from J.H. McPherson and wife, Sarah Waller McPherson, of record in Book 10434, Page 837, all of record in the Register's Office for Davidson County, Tennessee. The said property was quitclaimed to the Jones Company Custom Homes of Tennessee, Inc., a Tennessee corporation and recorded simultaneously herewith.

THIS conveyance is subject to Declaration of Covenants, Conditions and Restrictions, of record in Book 10369, Page 48, and Book 10962, Page 516, said Register's Office, and Restrictions of record in Book 4148, Pages 75, 196, 247,254, 261, 264 and 292, Book 2438, Page 460, and Book 4693, Page 691, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

BEING the same property conveyed from The Jones Company Homes of Tennessee, Inc., a Tennessee corporation to Michael L. Campbell, and wife, Sheri Campbell, of record in the Register's Office for Davidson County, Tennessee, as Instrument No. 200009200093314.

Michael Lynn Campbell and Michael L. Campbell being one in the same person.

Sheri Ann Horn and Sheri Campbell being one in the same person.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property.

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

THIS is improved property known as 812 Banbury Way, Brentwood, Tennessee 37027.

WITNESS my hand this 1st day of June, 2018.

MICHAEL LYNN CAMPBELL

STATE OF TENNESSEE)

COUNTY OF Knox)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **MICHAEL LYNN CAMPBELL**, the within named bargainor, with whom I am personally acquainted, or proved to me based upon satisfactory information, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 1st day of June, 2018.



NOTARY PUBLIC
My Commission Expires: 8/1/2021