Bill Garrett Davidson County
Batch# 102009 DEEDQC
06/07/2018 01:34:50 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20180607-0054857

This Instrument Prepared By and Return To:
The Closing Company Title & Escrow, LLC
8005 Church St. E, Ste 219
Brentwood, TN 37027

New Owners:	Send Tax Bills To:	Map & Parcel Numbers:
Valerie V. Hastings &	JP Investment Group, LLC	59-4-A-216.00
JP Investment Group, LLC	33612 Dove Creek Road	
	Antioch, TN 37013	

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that Valerie V. Hastings, an unmarried woman, does hereby quitclaim and by these presents does transfer and convey all of his right, title and interest unto Valerie V. Hastings and JP Investment Group, LLC, their heirs, successors and/or assigns, in and to the following tracts of land in Davidson County, Tennessee, described as follow, to-wit:

Land in Davidson County, Tennessee being Lot 138 on the Final Plat of Phase 4, 5, 6 of Brookview Subdivision, of record in Instrument No. 20060303-0025044, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Stephen D. Hastings and wife, Valerie V. Hastings by Warranty Deed from Centex Homes, a Nevada General Partnership, executed November 21, 2006, and recorded November 30, 2006, of record in Instrument No. 20061130-0147701, Register's Office for Davidson County, Tennessee. Stephen D. Hastings having since died on March 17, 2009, thereby vesting title to Valerie V. Hastings as surviving tenant by the entirety.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises. This instrument was prepared based on information provided by the parties, no legal advice has been given in the preparation of this document.

IN WITNESS WHEREOF, I have hereunto set my hand on this 23rd day of May 2018.

Valerie V Hastings

Valerie V. Hastings

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Valerie V. Hastings, the bargainor, with whom I am personally acquainted (or proved to me 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 this the 23rd day of May 2018.

Notary Public

My Commission Expires: May 3, 2020

MEGAN KRINER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

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

Notary Public

My Commission Expires: May 3, 2020

MEGAN KRINER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY