QUITCLAIM DEED

Bill Garrett Davidson County
Batch# 106838 DEEDQC
06/20/2018 12:08:24 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20180620-0059425

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF June 2018.

Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

TONYA B. CHERRY STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY, TENN. My Commission Expires August 30, 2021

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)
ANNIE B. TOLLIVER	**Same**	**11809015400**
(NAME)	(NAME)	
1005 Sutton Rd		
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37204		
(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, **ROBERTA TOLLIVER, AN UNMARRIED WOMAN** HAS/HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO/DOES TRANSFER AND CONVEY UNTO **ANNIE B. TOLLIVER, AN UNMARRIED WOMAN** 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:

BEING LOT NO. 45 ON THE MAP OF SUTTON HILL SECTION OF MARENGO PARK, AS OF RECORD IN BOOK 974, PAGE 67, REGISTER'S OFFICE FOR SAID COUNTY. SAID LOT NO. 45 FRONTS 75 FEET ON THE SOUTHERLY SIDE OF SUTTON HILL ROAD, AND RUNS BACK BETWEEN PARALLEL LINES 200 FEET TO A DEAD LINE.

BEING THE SAME REAL PROPERTY CONVEYED TO **FRANK E. TOLLIVER AND WIFE, ANNIE B. TOLLIVER** BY DEED FROM **FRANK E. TOLLIVER AND WIFE (INCORRECTLY RECORDED AS) ANNIE C. TOLLIVER** DATED **FEBRUARY 5, 2008**, OF RECORD IN INSTRUMENT NO. **20080205-0012003**, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THE SAID **FRANK E. TOLLIVER** HAVING SINCE DIED ON **DECEMBER 20TH, 2014** THE SAID PROPERTY VESTING AT HIS DEATH IN **ANNIE B. TOLLIVER** AS THE SURVIVING TENANT BY THE ENTIRETY.

BEING THE SAME PROPERTY CONVEYED TO **DONALD TOLLIVER, GERALD TOLLIVER, LADONNA BILLINGSLEY, AND KELLI FLEMING**, BY QUITCLAIM DEED FROM **ANNIE B. TOLLIVER,** OF RECORD IN INSTRUMENT NUMBER **20150806-0078560**, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME REAL PROPERTY CONVEYED TO **ANNIE B. TOLLIVER** BY QUITCLAIM DEED FROM **DONALD TOLLIVER, LADONNA BILLINGSLEY, KELLI FLEMING, LADONNA TOLLIVER, AND KEVIN TOLLIVER** , OF RECORD IN INSTRUMENT NUMBER **20171218-0128520**, REGISTER'S OFFICE FOR DAVIDSON COUNTY TENNESSEE.

THE SAID **GERALD TOLLIVER** HAVING SINCE DIED INTESTATE ON **JUNE 10TH, 2016** LEAVING THE SAID **ROBERTA TOLLIVER, LADONNA TOLLIVER, AND KEVIN TOLLIVER** AS HIS HEIRS AT LAW AS REFERENCED BY AFFIDAVIT OF HEIRSHIP OF RECORD IN INTRUMENT NUMBER 20180620-0059423 + 20180620-0059424, REGISTERS 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: **1005 Sutton Hill Road, Nashville TN 37204**

Witness our hands this the 15th day of May, 2018.

ROBERTA TOLLIVER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **ROBERTA TOLLIVER**, 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 15th day of May, 2018.

Notary Public

My Commission Expires: 7-6-2020

KATHERINE VINCENT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY