Bill Garrett Davidson County
Batch# 109577 DEEDQC
06/27/2018 01:57:56 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20180627-0062077

RECORD AND RETURN TO:
Victory Title & Escrow, LLC
695 President Place, Suite 203
Smyrna, TN 37167
VT180500224

QUIT CLAIM DEED

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF JUNE, 2018

Notary Public

MY COMMISSION EXPIRES: 5-5-2020

PRESTON E. HILL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
VICTORY TITLE & ESCROW, LLC, 695 PRESIDENT PLACE, SUITE 203, SMYRNA, TN 37167

NAME ANDADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Jayson Morgan **6145 Pettus road** **Antioch, TN 37013**	**SAME**	**181-00-0-145.00**

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Betty Marie Ferrell, Unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE QUITCLAIMED AND SOLD, AND BY THESE PRESENTS DO QUITCLAIM UNTO

Jayson Morgan and Jamie Thomas, both unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF HIS RIGHT, TITLE AND INTEREST IN A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEGINNING at an old iron rod in the westerly margin of Pettus Road, said iron rod also being the southeast corner of the Charles M. Ferrell property as of record in Book 6993 at Page 152, RODC, Tennessee, shown as Lot No. 8 on the unrecorded survey by John B. Rainey, dated August 14, 1978; thence leaving said margin of Pettus Road with a new line extending into the P.L. Stinson lands shown as Lot No. 7 on said survey as of record in Book 7192 at Page 939, RODC, Tennessee, N 85 degrees 04' 36" W 160.50 feet to a new iron rod; thence N 65 degrees 44' 14" W 55.47 feet to a new iron rod in the original line between Lots Nos. 7 and 8 on the aforementioned survey by Rainey; thence along said line between Lots Nos. 7 and 8, S 80 degrees 08' 39" E 213.63 feet to the point of beginning, containing 0.03 acres, more or less.

BEING the same property conveyed to Charles M. Ferrell and wife, Betty Marie Ferrell, by Warranty Deed from P.L. Stinson, a married man (joined by his spouse, Betty C. Stinson)dated November 29, 1988 and recorded December 45, 1988 Book 7719, Page 669, Register's Office for Davidson County, Tennessee. The said Charles M. Ferrell, having since died, leaving property vested solely to Betty Marie Ferrell.

This is improved (X) property known as 6145 Pettus Road

WITNESS MY HAND THIS 27th DAY OF JUNE, 2018.

Betty Marie Ferrell

BETTY MARIE FERRELL

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 Betty Marie Ferrell, Unmarried the bargainors with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 27th day of June, 2018

Commission Expires: 5-5-2020

Houston E. Hill

Notary Public

HOUSTON E. HILL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY