QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF July 2018

Notary Public

MY COMMISSION EXPIRES: 8/20/2019
(AFFIX SEAL)

WILLIAM E GROVES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Bill Garrett Davidson County
Batch# 117582 DEEDQC
07/17/2018 03:10:19 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20180717-0069596

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)
Laurie A. Pearson and Andrea H. Pearson	**Same**	
(NAME)	(NAME)	**11613006600**
6025 Sedberry Rd		
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37205		
(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,

LAURIE A. PEARSON, GRACE H. PEARSON, ANDREA H. PEARSON ("GRANTOR")

HAS/HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO/DOES TRANSFER AND CONVEY UNTO

LAURIE A. PEARSON, UNMARRIED AND ANDREA H. PEARSON, UNMARRIED AS TENANTS IN COMMON WITH THE RIGHT OF SURVIVORSHIP ("GRANTEE")

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:

4BEING LOT NO. 30 THE PLAN OF HARDING PARK, OF RECORD IN BOOK 2331, PAGE 120, REGISTER'S OFFICE FOR SAID COUNTY. SAID LOT NO. 30 FRONTS 126 FEET ON THE NORTHEASTERLY SIDE OF SEDBERRY ROAD AND RUNS BACK BETWEEN LINES 230 FEET ON THE SOUTHEASTERLY LINE AND 224.1 FEET ON THE NORTHWESTERLY LINE TO A BROKEN LINE IN THE REAR, MEASURING 142.1 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO **LAURIE A. PEARSON, GRACE H. PEARSON, ANDREA H. PEARSON**, BY WARRANTY DEED FROM **SARAH A. STARR, UNMARRIED**, OF RECORD IN INSTRUMENT NUMBER **20131212-0126025**, REGISTER'S 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*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

This is **improved** property known as: **6025 Sedberry Rd. Nashville, TN 37205**

Witness our hands this the 2nd day of July, 2018.

LAURIE A. PEARSON

GRACE H. PEARSON

ANDREA H. PEARSON

STATE OF TN)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **LAURIE A. PEARSON**, the within named bargainor, 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, this the 2nd day of July, 2018.

Notary Public

My Commission Expires: 7-4-2020

KATHERINE VINCENT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TN)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **GRACE H. PEARSON**, the within named bargainor, 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, this the 2nd day of July, 2018.

Notary Public

My Commission Expires: 7-4-2020

KATHERINE VINCENT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TN)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **ANDREA H. PEARSON**, the within named bargainor, 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, this the 2nd day of July, 2018.

Notary Public

My Commission Expires: 7-4-2020

KATHERINE VINCENT STATE OF TENNESSEE NOTARY PUBLIC