Bill Garrett Davidson County
Batch# 127468 DEEDQC
08/10/2018 11:03:35 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20180810-0079124

Prepared by and Return to:
Lakeside Title & Escrow, LLC
854 Wren Rd.
Goodlettsville, TN 37072

The legal description has been furnished to the preparer by the Grantor, by third party, or has been obtained from the record title. The preparer assumes no liability as to the accuracy or content thereof. This deed was prepared without a title search. Therefore no representation is made by the preparer as to the status of the title to the property conveyed nor compliance with subdivision regulations. Preparer assumes no liability as to the state of title of the property, unless a separate title opinion is furnished to the Grantee, and then only to the extent of the state of title to the property as set forth in the title opinion.

FAILURE TO RECORD THIS DOCUMENT IMMEDIATELY AT THE APPROPRIATE REGISTER OF DEEDS OFFICE MAY SERIOUSLY JEOPARDIZE YOUR RIGHTS IN THE PROPERTY.

QUITCLAIM DEED

Address New Owner:
Marion O. Pilkinton
Roger Pilkinton
114 Cunniff Parkway
Goodlettsville, TN 37072

Send Tax Bills To:
114 Cunniff Parkway
Goodlettsville, TN 37072
Marion + Roger Pilkinton

Map and Parcel:
033 14 0 005.00

THIS QUITCLAIM DEED made and entered into on the day and date last written by and between Marion O. Pilkinton, hereinafter referred to as the "GRANTOR" and, Marion O. Pilkinton, unmarried, and Roger Pilkinton, unmarried, herein after referred to as the "GRANTEE":

WITNESSETH

FOR AND IN CONSIDERATION of the sum of One and No/100 ($1.00) Dollars cash in hand paid, the receipt of which is hereby acknowledge, and other good and valuable consideration Marion O. Pilkinton, unmarried, has this day quitclaimed unto, Marion O. Pilkinton, unmarried, and Roger Pilkinton, unmarried, with rights of survivorship, any right, title and interest in and to certain real property located in Davidson County, Tennessee, being more particularly described as follows, to wit:

Legal Description

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 63 on the Plan of Pleasant Hill, as of record in Book 2900, Page 69, Register's Office for said County.

Said Lot No. 63 fronts 129.05 feet on the north side of Cunniff Parkway, and extends back 351.03 feet on the west line and 369.2 feet on the east line, which is broken line, to a dead line on which it measures 56.5.

Being the same property conveyed to Marion O. Pilkinton and wife, Mary Ellen Pilkinton, by deed from Norman Eugene Pilkinton, Executor of the Estate of Horace Alvin Pilkinton, deceased, dated 1/27/1992, filed and recorded 2/4/1992, in Book 8542, Page 963, said Register's Office. Mary Ellen Pilkinton having since died on 11/3/2008 leaving Marion O. Pilkinton as surviving spouse.

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

In Witness Whereof, the undersigned has hereunto set his hand on this the 23rd day of July, 2018.

Marion O. Pilkinton

Marion O. Pilkinton

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State , Marion O. Pilkinton, 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 at Davidson County, Tennessee this 23rd day of July, 2018.

CHASITY PETTY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires SEPT. 20, 2021

Chasity Petty

Notary Public

Commission Expiration 9/20/2021

State of TN
County of Davidson

~~The Actual~~ Consideration of this transfer is $ 0

Affiant

Subscribed and sworn before me this 23RD day of July, 2018.

My commission expires:
9/20/2021

Chasity Petty
Notary public

CHASITY PETTY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires SEPT. 20, 2021