THIS INSTRUMENT WAS PREPARED AT THE REQUEST OF GRANTOR WITHOUT THE BENEFIT OF TITLE SEARCH OR SURVEY BY: Larry B. Hoover

ADDRESS NEW OWNERS:
Andrew L. Lawson
676 Sugar Mill Drive
Nashville, Tennessee 37211

SEND TAX BILLS:
Andrew L. Lawson
676 Sugar Mill Drive
Nashville, TN 37211

Karen Y Johnson Davidson County
Batch# 140501 **DEEDQC**
09/13/2018 11:28:11 AM 3 pgs
Fees: $17.00 Taxes: $0.00



20180913-0090878

MORTGAGE: Quicken Loans

MAP-PARCEL:
181-1-B

PROPERTY ADDRESS
1316 Love Joy Court
Nashville, TN 37216

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of ONE and NO/100 DOLLARS ($1.00), cash in hand paid by the hereinafter named Grantee, in consideration of the parties, and for other good and valuable consideration, the receipt of all of which is expressly acknowledged, I, Jimmy R. Lester, unmarried, hereinafter called the Grantor, have bargained and sold and do hereby quitclaim and convey unto Andrew L. Lawson, unmarried, hereinafter called the Grantee, heirs, successors and assigns, my right, title and interest in and to the following described tract or parcel of land located at 676 Sugar Mill Drive, Nashville, Tennessee 37211, in Davidson County, Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot No. 42 on the Plan of Section Two Addition to Sugar Valley, RS10 Cluster Lot Subdivision of record in instrument No. 20040622-0073636, said Register's Office, Davidson County Tennessee.

BEING the part of the same property conveyed to Yazdian Construction, Inc., by Warranty Deed from Hurley-Y, A Tennessee General Partnership of record in Instrument No. 20060802-0094180, dated July 28, 2006, Register's Office for

Davidson County, Tennessee.

BEING the part of the same property conveyed to Andrew L. Lawson, unmarried and Jimmy R. Lester, unmarried by Warranty Deed from Yazdian Construction, Inc., of record in Instrument No. 20070424-0048663, dated April 24, 2007, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to Declaration of Covenants, Conditions and Restrictions of Sugar Valley, of record in Book 11069, Page 14 and as made applicable in 20040623-0074495 in said Register's Office for Davidson County, Tennessee, easements and setback lines as set forth on the above plan of record.

IN WITNESS WHEREOF, I have hereunto set my hand this the 20 day of January, 2018.

BRIGITTE MORRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 6, 20

Jimmy R. Lester
JIMMY R. LESTER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally, appeared before me, Brigitte Morris, Notary Public, the within named Jimmy R. Lester, the bargainer with whom I am personally acquainted or was proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

SWORN and SUBSCRIBED to before me on this the 20 day of January, 2018.

Brigitte Morris
NOTARY PUBLIC
MY COMMISSION EXPIRES: July 6, 2020

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is ONE Dollar ($1).

Jimmy R. Lester
JIMMY R. LESTER, affiant

SWORN and SUBSCRIBED to before me on this the 20 day of January, 2018.

Brigitte Morris
NOTARY PUBLIC
MY COMMISSION EXPIRES: July 6 2020

BRIGITTE MORRIS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 6, 2020