NEW OWNER:

Bradley Charles Duncan and
Tammy Jo Duncan Irrevocable Trust
Celia Stewart Rouse, Trustee
609 Beacon Hill Dr
Mt. Juliet, TN 37122

THIS INSTRUMENT PREPARED BY:

Rouse Law Group, PLLC
2734 N. Mt. Juliet Rd
Mt. Juliet, TN 37122

SEND TAX BILLS TO:
New Owner

Map 75-8

Parcel 248

This instrument was prepared solely with information provided by the parties.

Karen Y Johnson Davidson County
Batch# 143106 **DEEDQC**
09/20/2018 08:49:57 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20180920-0093142

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **TAMMY JO DUNCAN AND HUSBAND, BRADLEY CHARLES DUNCAN,** do convey unto the **BRADLEY CHARLES DUNCAN AND TAMMY JO DUNCAN IRREVOCABLE TRUST, dated August 2, 2018, Celia Stewart Rouse as Trustee,** its heirs and assigns, forever equally, all of the right, title and interest in and to the following tract or parcel of land, situate and located in Wilson County, Tennessee, more particularly described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No 558 on the Plan of Tulip Grove Subdivision, Section 10, as of record in Book 5800, page 199, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Tammy Jo Duncan and husband, Bradley Charles Duncan, from Tammy Jo Duncan, f/k/fa Tammy Jo Sulcer, by Quitclaim Deed, dated December 8, 2014, of record as Instrument Number 20141209-0112709, Register's Office for Davidson County, Tennessee.

This is IMPROVED property known as 600 Tulip Grove Road, Hermitage, Tennessee 37076.

WITNESS SIGNATURE(S) this 2nd day of August, 2018.

TAMMY JO DUNCAN

BRADLEY CHARLES DUNCAN

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, **Tammy Jo Duncan and husband, Bradley Charles Duncan,** 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 office, this 2nd day of August, 2018.

Notary Public

My commission expires: 2/11/2019

CELIA STEWART ROUSE
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

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The actual consideration or value, whichever is greater, for this transfer is $ 0.00 .

Affiant

Sworn to and subscribed to before me, this the 2nd day of August, 2018.

Notary Public

My commission expires: 4-13-22

MORGAN O'NEILL
STATE OF TENNEESSEE NOTARY PUBLIC
WILSON COUNTY