Karen Y Johnson Davidson County
Batch# 143548 DEEDQC
09/21/2018 08:31:59 AM 6 pgs
Fees: $32.00 Taxes: $0.00
20180921-0093539

This Instrument Prepared By: Mark T. Freeman, Esq.
2126 21st Avenue, South
Nashville, Tennessee 37212

NAME & ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Jan Van Brackle 5609 Kristin Lane Brentwood, TN 37027	Jan Van Brackle 5609 Kristin Lane Brentwood, TN 37027	Map: 160-40 Parcel: 9

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of ONE DOLLAR ($1.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, and the mutual covenants and duties of the parties, JULIE ANN EVAN (hereinafter "Grantor"), hereby conveys, remises, releases and forever quitclaims unto JAN VANBRACKLE (hereinafter "Grantee"), their successors and assigns, all of the right, title and interest in a certain tract and parcel of land attached to the property located 5609 Kristin Lane Brentwood, Tennessee 37027, Davidson County, Tennessee, and being more particularly described as the following tract of real estate:

> All that certain property situated in the County of DAVIDSON, and within the corporate limits of the City of BRENTWOOD, and State of TENNESSEE, being described as follows:
>
> Land in Davidson County, Tennessee being all of Lot No. 9 on the Plan of Brenthurst, as of record in Plat Book 5200, Page 492, Register's Office for said County, to which plan reference in made for a more complete description.
>
> Being the same property conveyed to Virgil A. Taylor and wife, Catherine S. Taylor by Deed from William D. Mosley and wife, Virginia R. Mosley, dated February 22, 1989, filed of record in Book 7777, Page 709, in Register's Office for Davidson County, Tennessee. Virgil A. Taylor having since died on January 6, 2001, according to the death certificate.
>
> Being the same property conveyed to Jan Vanbrackle by Quit Claim Deed from Catherine S. Taylor, (executed on behalf of Catherine S. Taylor by Jan Vanbrackle pursuant to a power of attorney executed by Catherine S. Taylor on August 5, 2013) dated August 7, 2013, of record at Instrument Number 20130807-0082948 in Register's Office for Davidson County.

JAE
JV

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the Property. Grantor is only conveying Grantor's interest in the Property.

This conveyance is further subject to taxes for the year 2018, which have been assumed by the Grantee. Grantee further assumes responsibility for all rollback taxes, if any, assessed against the Property.

THIS SPACE IS PURPOSELY LEFT BLANK.

JAE
JV

Witness my hand this the 9th day of August, 2018.

JAN VANBRACKLE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally, appeared before me, the undersigned Notary Public, in and for said County and State, the within named JAN VANBRACKLE, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this the 9th day of August, 2018.

My Commission expires: 5/6/19

NOTARY PUBLIC: Marissa Keen

MARISSA L. KEEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

JAE
JV

Witness my hand this the 5th day of September, 2018.

Julie Ann Evan
JULIE ANN EVAN

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally, appeared before me, the undersigned Notary Public, in and for said County and State, the within named JULIE ANN EVAN, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this the 5th day of September, 2018.

My Commission expires: 7/6/2020

NOTARY PUBLIC:

GARRETT KNISLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

JAE
JV

The actual value of consideration, whichever is greater, for this transfer is $1.00 Dollar.

JAN VAN BRACKLE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally, appeared before me, the undersigned Notary Public, in and for said County and State, the within named JAN VANBRACKLE, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this the 9th day of August, 2018.

My Commission expires: 5/6/19

NOTARY PUBLIC: Marissa L Keen

MARISSA L. KEEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

JAE
JV

STATE OF TENNESSEE)
COUNTY OF _____)

The actual value of consideration, whichever is greater, for this transfer is $1.00 Dollar.

JULIE ANN EVAN

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally, appeared before me, the undersigned Notary Public, in and for said County and State, the within named JULIE ANN EVAN, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this the 5th day of September, 2018.

My Commission expires: 7/6/2020

NOTARY PUBLIC: _____

GARRETT KNISLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

JAE
JV