Karen Y Johnson Davidson County
Batch# 153904 DEEDQC
10/25/2018 08:19:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20181025-0105578

Prepared By & Return To:
Tennessee Title Services, LLC
101 Springhouse Court, Suite 202
Hendersonville, TN 37075

STATE OF TENNESSEE
COUNTY OF Sumner
The actual consideration or value, whichever is greater, for this transfer is $0.00

Affiant

Subscribed and sworn to before me, this 17th day of October 2018.

Notary Public
My commission expires: 11/20/18

Address of New Owner:	Send Tax Bills to:	Tax Information:
Brian Stith & Clarissa Zellars 6244 Suzy Drive Antioch, TN 37013	New Owner	174-14-OB-061.00 CO

QUITCLAIM DEED

For a consideration, the receipt and sufficiency whereof is hereby acknowledged, **Brian Stith, an unmarried man,** hereinafter the Grantor, by these presents, does hereby quitclaim and convey unto **Brian Stith, an unmarried man, and Clarissa Zellars, an unmarried woman, as joint tenants with rights of survivorship,** hereinafter the Grantee, all his rights, title and interest in and to the following tract or parcel of land in Davidson County, Tennessee, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 61 as shown on the Final Plat, The Grove at Cane Ridge, Phase Three, of record in Instrument Number 20131016-0108127, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Brian Stith by deed from Land Development.com Inc., a Tennessee corporation of record in Instrument # 20180816-0081176, Register's Office for Davidson County, Tennessee.

Witness my hand this 17 day of October, 2018.

Brian Stith

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Brian Stith, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and seal this 17th day of October, 2018.

Notary Public
My commission expires: Aug. 4, 2020

KAREN T. SADLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires AUG. 4, 2020

True Copy Certification

I, Brenda Huntsman, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Brenda Huntsman

Signature

State of Tennessee

County of Macon

Personally appeared before me, Kayla Anderson, a notary public for this county and state, Brenda Huntsman, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Kayla R. Anderson

Notary's signature

KAYLA R. ANDERSON
STATE OF TENNESSEE NOTARY PUBLIC
MACON COUNTY

My Commission Expires: 11-20-18