Karen Johnson Davidson County
Batch# 187391 DEEDQC
01/23/2019 12:33:36 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20190123-0006671

Prepared by:
Lisa Webb, Esq.
5505 Edmondson Pike, Suite 11
Nashville, Tennessee 37211

Map & Parcel No.:
173-16-A-257CO

This firm did not conduct a title search, issue a title opinion letter, or issue the title insurance regarding the sale of this property.

QUITCLAIM DEED

THIS INSTRUMENT was made and entered into this 18th day of Dec, 2018, by and between:

MARLA MASSEY ("Grantor") and BRANDON MASSEY ("Grantee"), to whom will hold title in fee simple.

IN CONSIDERATION of the sum of One Dollar ($1.00) and other good and valuable consideration, the receipt and legal sufficiency of which are hereby acknowledged, Grantor does hereby convey, transfer, remise, release, relinquish, and quitclaim unto Grantee and Grantee's heirs and assigns, all of Grantor's right, title, and interest in and to the following described improved real property at 3969 Stephens Ridge Way, Antioch, Tennessee 37013, described as follows:

> LAND in Davidson County, Tennessee, being Lot No. 123 on the plan of Hidden Creek, Phase 4, Section 2 of record in Instrument No. 20060627-076909, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.
>
> BEING part of the same property conveyed to Beazer Homes Corp., a Tennessee corporation by deed from Covenant Community, a Tennessee General Partnership of record in Instrument No: 20060807-0096659, Register's Office for Davidson County, Tennessee.

Current Source of title:
20070829-0103494

Name and Address of New Owner:
Brandon Massey
3969 Stephens Ridge Way
Antioch, Tennessee 37013

Name and Address of Entity Responsible For Payment of Real Property Taxes:
Brandon Massey
3969 Stephens Ridge Way
Antioch, Tennessee 37013

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
[signature], **Affiant**
Subscribed and sworn before me this the
23 **Day of** January, **20** 19.
Brandi Wax, **Deputy Register**

WITNESS MY HAND this the 19th day of December, 2018.

MARLA MASSEY, Grantor

STATE OF TENNESSEE)
COUNTY OF ~~DAVIDSON~~) Rutherford

Before me, MARLA MASSEY, personally appeared and executed the foregoing instrument for the purpose described therein.

WITNESS my hand and seal, this 19th day of December, 2018.

[SEAL]

NATIONWIDE NOTARY X STATE OF TENNESSEE PUBLIC RUTHERFORD COUNTY

NOTARY PUBLIC

My Commission Expires: 10/16/22