QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 238814 DEEDQC
06/05/2019 08:47:14 AM 2 pgs
Fees: $13.00 Taxes: $24.05

20190605-0053495

A-PT-19-0

LAURA MITCHELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $6,500.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF ~~May~~ June, 2019.

Notary Public

MY COMMISSION EXPIRES: 1/3/22
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Phillip Taylor	**New Owner**	
(NAME)	(NAME)	**052-05-0-086.00**
919 Oneida Avenue		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **THOMAS STUECK,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **PHILLIP TAYLOR, A SINGLE MAN,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE,** described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 8 on the Plan of Redbud Terrace Subdivision of record in Plat Book 843, Page 41, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being a part of the same property conveyed to Charles L. Waters and wife, Evelyn F. Waters by Warranty deed from Jessie Lee Emert of record in Book 4495, page 993, Register's Office for Davidson County, Tennessee, dated April 20, 1971 and recorded on April 23, 1971.

Evelyn F. Waters having since died.

Being a part of the same property conveyed to Sharron A. Stevens and Joyce L. Mason by Quitclaim deed from Charles L. Waters of record in Instrument No. 20070329-0037408 Register's Office for Davidson County, Tennessee, dated November 29, 2006 and recorded on March 29, 2007.

Joyce L. Mason having since died.

Being the same property conveyed to Thomas A. Stueck by Final Decree Confirming Sale from Sharron A. Stevens and Estate and Heirs of Joyce L. Mason of record in Instrument No. 20170316-0025937 Register's Office for Davidson County, Tennessee, dated March 16, 2017 and recorded on March 16, 2017.

This conveyance is subject to any and all existing restrictions and easements as shown of record.

All information included has been supplied by the parties involved. No title examination has been performed and preparer takes no liability as to the accuracy of the information contained herein.

This is **unimproved** property known as: **0 Red Bud Terrace, Madison, Tennessee 37115**.

Witness my/our hand(s) this the 3 DAY OF ~~May~~ June, 2019.

Thomas Stueck

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and official seal, this the 3 of ~~May~~ June, 2019.

Notary Public
My Commission Expires: _____
(SEAL)

KATE NYQUIST
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-8-2021

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212