NEW OWNER:

Hugh T. Garrison, III
104 Albee Court
Hermitage, TN 37076

THIS INSTRUMENT PREPARED BY:

Rouse Law Group, PLLC
2800 N. Mt. Juliet Rd
Mt. Juliet, TN 37122

SEND TAX BILLS TO:
New Owner

Map: 86
Group: 10
Parcel: 69.00

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

Karen Johnson Davidson County
Batch# 243826 DEEDQC
06/17/2019 11:21:11 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20190617-0057915

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, **HUGH T. GARRISON, III,** does convey unto **AMBER DENISE GARRISON,** her heirs and assigns, forever subject to a life estate retained by the Grantor, the following tract or parcel of land, situate and located in Davidson County, Tennessee, more particularly described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 63 on the Plan of Chapelwood, Section 2, of record in Book 5200, page 83, Register's Office for said County.

Said Lot No. 63 fronts 150 feet on the southerly side of Albee Court and extends back 90 feet on the easterly line and 100 feet on the westerly line to a dead line in the rear measuring 42.79 feet thereon.

Being the same property conveyed to Hugh T. Garrison, III and wife, Janice C. Garrison, from Michael L. McMillen and wife, Janice C. Garrison, by Warranty Deed, dated December 22, 1983, of record at Deed Book 6201, Page 338, Register's Office for Davidson County, Tennessee.

Janice C. Garrison died intestate in Davidson County, Tennessee, leaving her husband, Hugh T. Garrison, III, as the surviving tenant by the entirety to this once shared tenancy by the entirety. Hugh T. Garrison, III retains the ownership rights in the above-referenced property in its entirety and has full authority to convey such property.

This is IMPROVED property known as 104 Albee Court, Hermitage, Tennessee 37076.

WITNESS SIGNATURE(S) this 29th day of April, 2019.

HUGH T. GARRISON, III

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, **Hugh T. Garrison, III,** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office, this 29th day of April, 2019.

Notary Public

My commission expires: 3/31/21

TAYLOR JOHNSON
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 29th day of April, 2019.

Notary Public

My commission expires: 3/31/21

TAYLOR JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY