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Karen Johnson Davidson County
Batch# 244383 DEEDQC
06/17/2019 11:51:20 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20190617-0057955

Mail to: Southern Land Title & Escrow, Inc.
P.O. Box 217
Nolensville, TN 37135
(615) 776-7461
#20190611

ADDRESS NEW OWNERS:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Terry Eugene Carter	(NEW OWNER)	Map 162-05-00-
351 Brewer Drive		Parcel 015.00
Nashville, TN 37211		
This instrument prepared by: Southern Land Title & Escrow, Inc., 9927 Sam Donald Court, Ste B, Nolensville, TN 37135. This instrument was prepared from information furnished by the parties and no title examination was performed by the preparer for this conveyance.		

QUITCLAIM DEED

Know all persons by these presents, **Winifred Ellen Carter,** (hereinafter collectively referred to as the "Grantor"), does hereby quitclaims and conveys to **Terry Eugene Carter,** (hereinafter referred to as the "Grantee"), the following described real estate located in **DAVIDSON** County, Tennessee, to-wit:

SEE ATTACHED EXHIBIT "A"

Being the same property conveyed to Eugene Carter and Winifred Ellen Carter, his wife by warranty deed dated May 17th, 1972 from George M. Johnson and wife, Lucile B. Johnson of record in Book 4602, page 129, said Register's Office. The said Eugene Carter (aka Boyd Eugene Carter) final divorced on February 17th, 1993, at which time Winifred Ellen Carter was awarded the said property pursuant to a final divorce decree No 91D-4156 in the Circuit Court for Davidson County, Tennessee. To be best of Grantor's knowledge no quitclaim deed was prepared and/or signed at the time the property was granted to the Grantor. The said Eugene Carter having since died on April 19, 2003, therefore, is unable to execute a quitclaim deed to Grantor. A Certified copy of the final divorce decree from Robert D. Rooker, Clerk of the Circuit Court for Davidson County, Tennessee granting said real property to Winifred Ellen Carter is hereby recorded in Instrument No. 20190617-0057954, said Register's Office.

It is the intent that Winifred Ellen Carter continue to retain a Life Estate in said real property.

This is the same description as used in the last Deed of record.

Said properties are conveyed subject to such limitations, restrictions, encumbrances, and all matters appearing of record, as may affect the premises.

STATE OF TENNESSEE} **COUNTY OF WILLIAMSON}**	
The actual consideration or value, whichever is greater for this transfer is $ -0-.	
Affiant Winifred Ellen Carter	
Subscribed and sworn to before me this 13th **day of June, 2019.** Judy Painter-Rose **Notary Public:** **My Commission Expires: 10/30/2022**	JUDY PAINTER-ROSE NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

IN WITNESS WHEREOF, the Grantor has caused this Quitclaim Deed to be executed this 13th day of June, 2019.

Winifred Ellen Carter

Winifred Ellen Carter

STATE OF TENNESSEE}
COUNTY OF WILLIAMSON}

Before me, the undersigned in and for said county and state, personally appeared **Winifred Ellen Carter**, whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath acknowledged that **SHE** executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nolensville, Tennessee, this 13th, day of June, 2019.

Judy Painter-Rose

Notary Public

My Commission Expires: 10/30/2022

JUDY PAINTER-ROSE NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 68 on the Plan of Southwood, as of record in Book 2663, pages 125 and 126, said Register's Office.

SAID Lot No. 68 fronts 115 feet on the South side of Brewer Drive and runs back 202.95 feet on the East line and 217.75 feet on the West line to a deadline in the rear which measures 61.47 feet.