This instrument prepared by:
Tennessee Nations Title Agency, Inc.
404 BNA Drive,
Building 200, Suite 310
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

Karen Johnson Davidson County
Batch# 247608 DEEDQC
06/24/2019 11:12:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20190624-0060742

State of TN }
County of Davidson }

The actual consideration or value, whichever is greater for this transfer is: $ 0.00

Affiant Signature

Subscribed and sworn to before me on this the 19 day of June, 2019.

Notary Public

My Commission expires 3/21/23

STEPHANIE COLEMAN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

NAME AND ADDRESS OF PROPERTY OWNER:
Howard Anthony Stevens
301 Belinda Drive
Hermitage, TN 37076

SEND TAX BILLS TO:
Howard Anthony Stevens
301 Belinda Drive
Hermitage, TN 37076
MAP AND PARCEL NUMBER: 07510005300

QUITCLAIM DEED

19NT00426

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged I,

Angela Michelle Long and Howard Anthony Stevens, as joint tenants with rights of survivorship

By these presents do remise, release and **QUITCLAIM** unto

Howard Anthony Stevens, a single man

Hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in **DAVIDSON COUNTY,** Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 245 on the Plan of Hermitage Estates, of record in Book 3300, pages 70 and 71, Register's Office for said County, as follows:

Beginning at a point in the northerly margin of Belinda Drive, as the corner of Lots 245 and 250; thence with the line between said lots, northeasterly 96 feet to a corner of Lot 246; thence with the line between Lots 245 and 246, northwesterly 131.6 feet to the easterly margin of Gullett Drive; thence with the margin of the same, southwesterly 129 feet to the beginning of a curve; thence around said curve, southerly 39.3 feet to the northerly margin of Belinda Drive; thence with the margin of the same, southeasterly 125.1 feet to the point of beginning.

Being the same property conveyed to Angela Michelle Long and Howard Anthony Stevens, as joint tenants with rights of survivorship, by Warranty Deed from Bill Robert Greene, unmarried, dated 10/21/2010 and recorded 10/27/2010 as Document No. 20101027-0086008, Register's Office for Davidson County, Tennessee.

This is an improved property commonly known as 301 Belinda Dr, hermitage, TN 37076

Howard Anthony Stevens

State of Tennessee }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Howard Anthony Stevens,** the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 19th day of June, 2019.

Notary Public

CAROL B CHRISTIAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission expires: 2 / 9 / 2020

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 19th day of June, 2019.

Angela Michelle Long

Angela Michelle Long

State of Tennessee }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Angela Michelle Long,** the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 19th day of June, 2019.

Stephanie Coleman

Notary Public

My Commission expires: 3/21/23.

STEPHANIE COLEMAN
STATE OF TENNESSEE
NOTARY PUBLIC
WILSON COUNTY

CERTIFICATE OF AUTHENTICITY

I, Sean Huddleston, 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 to law.

Sean Huddleston

State of Tennessee

County of Davidson

Personally appeared before me, Katrina Hoff, a notary public for this county and state, Sean Huddleston who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 03-08-2021

Notary's Seal:

KATRINA KAREN HOFF
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-08-2021