ADDRESS NEW OWNER AS:
Justin Lee Armstrong
7751 Greenbrier Rd,
Joelton, TN 37080

THIS INSTRUMENT PREPARED BY: Gary L. Dilliha
Attorney at Law
516 S Main St.
Springfield, Tennessee 37172

Karen Johnson Davidson County
Batch# 272760 DEEDQC
08/16/2019 01:25:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00

SEND TAX BILLS TO:
New Owner

NO TITLE EXAM, NO CLOSING
Prepared Solely From Information
Supplied by the Parties

Map & Parcel: 009 00 0 196.00

QUITCLAIM DEED

THIS QUITCLAIM DEED made this the 16th day of August, 2019, between **JAMES LOWE ARMSTRONG** and wife, **HELEN LEE ARMSTRONG**, referred to herein as Parties of the First Part, and **JUSTIN LEE ARMSTRONG**, married, Party of the Second Part.

WITNESSETH:

That the said Parties of the First Part for and in consideration of the sum of ONE DOLLAR ($1.00), in hand paid by the said Party of the Second Part, the receipt of which is hereby acknowledged, do hereby bargain, sell, and QUITCLAIM unto the said Party of the Second Part, heirs and assigns, all of their right, title and interest in and to the below described property, said property being a certain tract or parcel of land situated in Davidson County, Tennessee, described as follows, to wit:

Being a tract of land in the 1st Council District of Davidson County Tennessee, and more accurately described according to a survey by Anthony T. Bollinger R.L.S. TN LIC. NO. 2095 dated 07/29/19 as follows:

Beginning at a set iron pin in the westerly margin of Greenbrier Road, said pin being located S 64°05'40" W, 156.75' from an existing iron pin marking the southwest corner of Towns , a common corner with the parent parcel; Thence with said margin for the next four calls; Thence with a curve to the left (I= 29°22'03", R= 266.99' & CB= S 36°19'29" W, 135.36') L= 136.85'; Thence S 21°38'26" W, 89.97'; Thence with a curve to the left (I= 06°11'00", R= 2396.37', & CB= S 18°33'00" W, 258.49'), L= 258.62'; Thence S 15°27'26" W, 18.17' to a set iron pin; Thence now leaving said margin with a new line N 85°36'28" W, 419.00' to a set iron pin; Thence with a new line N 11°55'26" E, 501.49' to a set iron pin; Thence S 82°31'34" E, 519.00' to the point of beginning containing 5.01 acres.

Being part of the same property conveyed to James Lowe Armstrong and wife, Helen Lee Armstrong, by deed from John Henry Armstrong, Jr. and wife, Betty Richardson Armstrong and James Lowe Armstrong and wife, Helen Lee Armstrong, of record in Book 8149, page 964, Register's Office for Davidson County, Tennessee.

IN WITNESS WHEREOF, the said Parties of the First Part have hereunto set hands and seals the day and year first above written.

James Lowe Armstrong
JAMES LOWE ARMSTRONG

Helen Lee Armstrong
HELEN LEE ARMSTRONG

STATE OF TENNESSEE)
COUNTY OF Robertson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **James Lowe Armstrong,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who under oath acknowledged that he executed the foregoing instrument for the purposes and considerations therein contained.

WITNESS my hand and official seal of office this the 16th day of August, 2019.

My Commission Expires: 10-26-2020

Rhonda Dunn
NOTARY PUBLIC

RHONDA DUNN STATE OF TENNESSEE NOTARY PUBLIC ROBERTSON COUNTY

STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Helen Lee Armstrong,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who under oath acknowledged that she executed the foregoing instrument for the purposes and considerations therein contained.

WITNESS my hand and official seal of office this the 16th day of August, 2019.

My Commission Expires: 10-26-2020

Rhonda Dunn
NOTARY PUBLIC

RHONDA DUNN STATE OF TENNESSEE NOTARY PUBLIC ROBERTSON COUNTY

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STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

I, or we, hereby swear or affirm that the actual consideration for this transfer is $ -0-.

James Lowe Armstrong
AFFIANT

SUBSCRIBED and SWORN to before me, this the 16th day of August, 2019.

My Commission Expires: 10-26-2020

Rhonda Dunn
NOTARY PUBLIC/Register

RHONDA DUNN STATE OF TENNESSEE NOTARY PUBLIC ROBERTSON COUNTY

Certificate of Authenticity

I, Gary L. Dilliha, 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 according to law.

Signature

State of TENNESSEE

County of ROBERTSON

Personally appeared before me, Rhonda Dunn, a notary public for this county and state, Gary L. Dilliha who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

RHONDA DUNN
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

My Commission Expires: October 26, 2020.

Notary's Seal (If on paper)