Karen Johnson Davidson County
Batch# 274159 DEEDQC
08/20/2019 01:02:09 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20190820-0083533

This Instrument was prepared by:
Marshall & Associates, PLLC
Lindsey L. Lawrence, Esq.
10574 Lebanon Road
Mt. Juliet, TN 37122

FROM: **RICHARD D. BANGO, TRUSTEE OF THE RICHARD D. BANGO REVOCABLE LIVING TRUST AGREEMENT DATED DECEMBER 6, 2000, Grantor/Affiant.**

TO: **RICHARD D. BANGO**

QUITCLAIM DEED

Address New Owner:	Sent Tax Bills to:	Map-Parcel Numbers
Richard D. Bango 3544 Earhart Road Mount Juliet, TN 37122	Richard D. Bango 3544 Earhart Road Mount Juliet, TN 37122	11000014100

STATE OF TENNESSEE)
)
COUNTY OF WILSON)

The actual consideration for this transfer is ~~$0.00~~.

~~RICHARD D. BANGO~~, TRUSTEE OF THE RICHARD D. BANGO REVOCABLE LIVING TRUST AGREEMENT DATED DECEMBER 6, 2000, Grantor/Affiant.

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared **RICHARD D. BANGO, TRUSTEE OF THE RICHARD D. BANGO REVOCABLE LIVING TRUST AGREEMENT DATED DECEMBER 6, 2000,** Grantor/Affiant, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and whom upon oath acknowledged himself to be **RICHARD D. BANGO, TRUSTEE OF THE RICHARD D. BANGO REVOCABLE LIVING TRUST AGREEMENT DATED DECEMBER 6, 2000,** Affiant, and whom upon further oath acknowledged that he executed the foregoing instrument for the purposes therein contained by signing his name.

Witness my hand and official seal at Mt. Juliet, Tennessee, this 17th day of April, 2019.

Heather M. Yates
NOTARY PUBLIC
My Commission Expires: 12-12-2022

HEATHER M. YATES STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY My Commission Expires 12-12-2022

THIS DEED WAS PREPARED without the benefit of a survey or title search using information provided by the parties and the preparer makes no representation as to the status of the title of the property herein conveyed.

This Instrument was prepared by:
Marshall & Associates, PLLC
Lindsey L. Lawrence, Esq.
10574 Lebanon Road
Mt. Juliet, TN 37122

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter named, **RICHARD D. BANGO**, Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **RICHARD D. BANGO, TRUSTEE OF THE RICHARD D. BANGO REVOCABLE LIVING TRUST AGREEMENT DATED DECEMBER 6, 2000**, Grantor, does hereby quitclaim, transfer and convey to **RICHARD D. BANGO** all interest, right and ownership it may have to the following parcel of real estate located in Davidson County, Tennessee, as described in **Exhibit A**.

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 17th day of April, 2019.

~~RICHARD D. BANGO, TRUSTEE~~ OF THE RICHARD D. BANGO REVOCABLE LIVING TRUST AGREEMENT DATED DECEMBER 6, 2000, Grantor/Affiant.

STATE OF TENNESSEE)
)
COUNTY OF WILSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared **RICHARD D. BANGO, TRUSTEE OF THE RICHARD D. BANGO REVOCABLE LIVING TRUST AGREEMENT DATED DECEMBER 6, 2000**, Grantor/Affiant, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and whom upon oath acknowledged himself to be **RICHARD D. BANGO, TRUSTEE OF THE RICHARD D. BANGO REVOCABLE LIVING TRUST AGREEMENT DATED DECEMBER 6, 2000**, Grantor/Affiant, and whom upon further oath acknowledged that he executed the foregoing instrument for the purposes therein contained by signing his name.

Witness my hand and official seal at Mt. Juliet, Tennessee, this 17th day of April, 2019.

Heather M. Yates
NOTARY PUBLIC
My Commission Expires: 12-12-2022

HEATHER M. YATES
STATE OF TENNESSEE
NOTARY PUBLIC
WILSON COUNTY
My Commission Expires 12-12-2022

THIS DEED WAS PREPARED without the benefit of a survey or title search using information provided by the parties and the preparer makes no representation as to the status of the title of the property herein conveyed.

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10574 Lebanon Road
Mt. Juliet, TN 37122

EXHIBIT A

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land located in Davidson County, Tennessee, described according to a survey made by Don Shanklin Engineering Co., dated March 4, 1070, as follows:

Beginning in the center of Earhart Road at the northeasterly corner of the Baker Grove Baptist Church Property as of record in Book 3802, Page 515, Register's Office for Davidson County, Tennessee; thence with Baker Grove Baptist Church property northerly boundary line N 86 deg. 15 min. W 565.10 feet to an iron pin; thence S 3 deg. 07 min. W 277.10 feet to an iron pin; thence N 89 deg. 30 in. W 725.12 feet to an iron pin; thence N 7 deg. 01 min. E 382.90 feet to an iron pin; thence S 86 deg. 42 min. E 1205.84 feet to the center of Earhart Road; thence with the center of said Road S 13 deg. 54 min. E 222.45 feet to the point of beginning.

INCLUDED IN THE ABOVE DESCRIPTION, BUT EXPRESSLY EXCLUDED THEREFROM is the following described property conveyed to VERLYN STEWARD and wife, KELLY STEWARD by Warranty Deed from Marilyn V. Gammon, unmarried, dated February 12, 2016, of record in Instrument No. 20160219-0016111 and being more particularly described as followings:

Land located in the 2nd Civil District of DAVIDSON County, Tennessee, and being known and designated as all of Lot No. 1, Gammon Property, as shown on the play of the same of record in Instrument No. 20160204-0010781, in the Register's Office for Davidson County, Tennessee, to which plat specific reference is hereby made for a more particular description of said property.

Being a portion of the same property conveyed to LAWRENCE D. GAMMON and wife, MARILYN V. GAMMON by Warranty Deed from Wilbur T. Hastings and wife, Ruth S. Hastings, dated August 13, 1976, and of record in Book 5057, Page 751, Register's Office for DAVIDSON County, Tennessee. Lawrence D. Gammon and Marilyn V. Gammon remained married, without intervening divorce or legal separation from the time of acquisition of the property herein until the death of Lawrence D. Gammon; therefore, Marilyn V. Gammon is the surviving tenant by the entirety to the property herein.

THIS IS IMPROVED PROPERTY which has the address of **3544 EARHART ROAD, MT. JULIET, TN 37122.**

The is improved property known as: 3544 Earhart Road, Mount Juliet, Tennessee, 37122.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

THIS DEED WAS PREPARED without the benefit of a survey or title search using information provided by the parties and the preparer makes no representation as to the status of the title of the property herein conveyed.