Karen Johnson Davidson County
Batch# 308483 DEEDQC
10/30/2019 11:00:17 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20191030-0111351

THIS INSTRUMENT PREPARED BY:
LAW OFFICE OF TIFFANY S. LYON
76 West Second Street
CROSSVILLE, TENNESSEE 38555

QUITCLAIM DEED

For and in consideration of the sum of One ($1.00) Dollar, cash in hand paid, together with other good and valuable consideration not herein mentioned, receipt of all of which is hereby acknowledged, we, **ALAN D. HENRY and wife, PHYLLIS E. HENRY,** have this day quitclaimed unto **ALAN D. HENRY and wife, PHYLLIS E. HENRY, and TIMOTHY DAVID HENRY,** as Joint Tenants with Rights of Survivorship, the following described tract or parcel of land, lying and being in DAVIDSON County, Tennessee, bounded and described as follows:

Land in Davidson County, Tennessee, being Unit No. 7, as shown on the plan of Linmar Place II, filed as Exhibit C to, and established by the Master Deed of Record in Book 7599, Page 347 and amended in Book 9810, Page 981, Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in said Master Deed, to which reference is hereby made for a more complete and accurate description of said Unit

Being the same property conveyed to Alan D. Henry and Phyllis E. Henry, husband and wife, by virtue of a Warranty Deed from Ashley C. Henry, married, f/k/a Ashley B. Camp dated September 2, 2010 and filed for record on September 9, 2010 in Instrument No. 20100909-0071735, Register's Office for Davidson County, Tennessee.

Restrictions of record in Book 3873, Page 966, said Register's Office.

Master Deed and By-Laws filed for record in Book 7599, Page 347, and amended in Book 9810, Page 981, said Register's Office.

All matters set out in Warranty Deed including but not limited to an easement of record in Book 4740, page 21, book 4843, Page 306, and Book 4844, Page 611, said Register's Office.

Deed of Conveyance of record in Book 7597, page 703, said Register's Office.

Deed of Easement of record in Book 8354, Page 426, said Register's Office.

Charter of Homeowner's Association as shown of record in Book 7630, Page 567, Register's Office for said County.

This conveyance is further subject of record to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

Preparer of this instrument makes no representation as to the validity of the title contained herein. This instrument was prepared from information furnished by the parties herein for which the preparer assumes no responsibility.

Witness my hand and signature on this 24th day of October, 2019.

ALAN D. HENRY

SARAH ALLEY STATE OF TENNESSEE NOTARY PUBLIC CUMBERLAND COUNTY My Commission Expires 04-06-2020

STATE OF TENNESSEE
COUNTY OF CUMBERLAND

Before me, the undersigned authority, a Notary Public, in and for said State and County, personally appeared **ALAN D. HENRY** with whom I am personally acquainted, and who acknowledged that he executed the within and foregoing instrument as his free act and deed for the purposes therein contained.

Witness my hand and seal of office on this the 24th day of October, 2019.

My Commission Expires: 04-06-2020

Notary Public

SARAH ALLEY STATE OF TENNESSEE NOTARY PUBLIC CUMBERLAND COUNTY My Commission Expires 04-06-2020

PHYLLIS E. HENRY

STATE OF TENNESSEE
COUNTY OF CUMBERLAND

Before me, the undersigned authority, a Notary Public, in and for said State and County, personally appeared **PHYLLIS E. HENRY** with whom I am personally acquainted, and who acknowledged that she executed the within and foregoing instrument as her free act and deed for the purposes therein contained.

Witness my hand and seal of office on this the 28th day of October, 2019.

My Commission Expires: 04-06-2020

Notary Public

SEND TAX STATEMENTS TO OWNER:
David + Phyllis Henry
325 Plateau Road
Crossville, TN 38571

Map: Parcel 104 14 OD 007.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
Phyllis Henry, Affiant
Subscribed and sworn before me this the
30 Day of October, 2019.
Branch Lee, Deputy Register