Karen Johnson Davidson County
Batch# 351546 DEEDQC
01/31/2020 11:30:21 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200131-0011638

This Instrument Prepared By:

John M. McDonald
Evans, Jones & Reynolds, P.C.
710 SunTrust Plaza
401 Commerce Street
Nashville, TN 37219

QUITCLAIM DEED

Address of New Owner:	Send Tax Bill To:	Parcel ID Number:
Paula De Masi, Trustee of The Green Hill Trust 727 Green Hill Boulevard Brentwood, TN 37027	Paula De Masi, Trustee of The Green Hill Trust 727 Green Hill Boulevard Brentwood, TN 37027	173-16-A-71CO

This instrument prepared from information supplied by the parties, for which preparer assumes no responsibility. Preparer of this instrument makes no representations as to the title of the property described herein.

FOR AND IN CONSIDERATION of One and No/100 Dollar ($1.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **James Vincent Pepe**, as Grantor, by these presents does hereby quitclaim and convey unto **Paula De Masi, as Trustee of The Green Hill Trust Agreement, U/A Dtd. February 2, 2017**, as Grantee, all of his right, title and interest in and to that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> LAND in Davidson County, Tennessee, being Lot No. 84 on the plan of Hidden Creek, Phase 1, Section 1, Phase 2 and 3, Section 1 of record in Instrument No. 20030213-0020016, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description
>
> Being the same property conveyed to James Vincent Pepe, by Warranty Deed from Beazer Mortgage Corp., a Tennessee Corporation, dated the 8th day of November, 2005 and of record in the Register's Office for Davidson County, Tennessee in Instrument No. 20051114-0136934.

This is a conveyance of improved real property known as 3636 Coles Branch Drive, Antioch, Tennessee 37013.

This conveyance is made subject to all matters of record with the Register's Office for Davison County, Tennessee.

IN WITNESS WHEREOF I have hereunto set my hand and seal on this 30 day of January, 2020.

James Vincent Pepe

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared **James Vincent Pepe**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that ~~he executed the~~ foregoing instrument for the purposes therein contained therein.

Witness my hand, at office, this 30 day of January, 2020.

Notary Public

My Commission Expires
July 3, 2023

TYRONE JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: _____

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration or true value of this transfer is $0.00.

James Vincent Pepe

Subscribed and sworn to before me, this 30 day of January, 2020.

Notary Public

My Commission Expires
July 3, 2023

My Commission Expires: _____

TYRONE JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

1150900.011v2.sm.Deed – Coles Branch