Karen Johnson Davidson County
Batch# 360619 DEEDQC
02/20/2020 08:55:21 AM 3 pgs
Fees: $17.00 Taxes: $0.00



20200220-0018783

Record and Return Mail To:
This Instrument Prepared By:
RUSS COOK AND ASSOCIATES, P.C.
Attorneys at Law
5141 Virginia Way, Suite 220
Brentwood, Tennessee 37027
(615) 370-2444

Prepared from Information supplied by the parties

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

Address of New Owner:
Kelly K. Jones, Trustee
Kelly K. Jones Revocable Living Trust
1435 Stewarts Ferry Pike
Hermitage, TN 37076

Send Tax Bills To:
New Owner

Map and Parcel No.
10900022000

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, **Kelly Kurt Jones**, ("Grantor") this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **Kelly K. Jones, Trustee, Kelly K. Jones Revocable Living Trust Agreement dated January 31, 2020** ("Grantee"), all of his interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

See "Exhibit A" for legal description.

Being the same property conveyed to **Kelly Kurt Jones**, by Quitclaim Deed dated December 28, 2017, from **Angela Russell Jones** in accordance with the terms and conditions of the Marital Dissolution Agreement executed in that certain case styled **Angela Russell Jones v. Kelly Kurt Jones, Docket #14D-945, Fourth Circuit Court of Davidson County, Tennessee, #14D-945**, recorded in Instrument No. 20180131-0009933, Register's Office of Davidson County, Tennessee. Also being the same property conveyed by Quitclaim Deed to **Kelly K. Jones and wife, Angela R. Jones**, their heirs and assigns, by 1. **Dyke Tatum, Trustee**, by deed of record in Book 10353; Page 620, said Register's Office of Davidson County, Tennessee.

Kelly Kurt Jones and **Kelly K. Jones** are one and the same person.

This is improved property known as: **1435 Stewarts Ferry Pike, Hermitage, TN 37076**.

(Legal description from prior deed of record).

IN WITNESS WHEREOF, the Grantor hereby affixes his signature on this the 7th day of February 2020.

Kelly Kurt Jones

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Kelly Kurt Jones**, with whom I am personally acquainted, and who acknowledged, upon oath, that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 7th day of February 2020.

TAMI SMOTHERMAN NOTARY PUBLIC EXPIRES TENNESSEE Mar 7, 2023 DAVIDSON COUNTY

Tami Smotherman
Notary Public

My Commission Expires:
03-07-2023

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer is Zero Dollars ($0).

Affiant

Sworn to and subscribed to before me, this the 7th day of February 2020.

TAMI SMOTHERMAN NOTARY PUBLIC EXPIRES TENNESSEE Mar 7, 2023 DAVIDSON COUNTY

Tami Smotherman
Notary Public

My Commission Expires:
03.07-2023

EXHIBIT "A"

LAND in DAVIDSON County, Tennessee, being a proposed tract or parcel of land, being Lot No. 1 and part of Lot No. 2, on the Plat of STEWART HILLS, of record in Book 5800, page 121, Register's Office for DAVIDSON County, Tennessee, and part of the tract marked "Mrs. Bailey P. Stewart", of record in the aforestated Book and page, said proposed tract or parcel being more particularly described as follows:

BEGINNING on the northerly right-of-way of Stewarts Ferry Pike, as being shown on the Plat of STEWART HILLS, of record in Book 5800, page 121, Register's Office for DAVIDSON County, Tennessee, and lying approximately 250 feet southeasterly of the southwesterly corner of the property now or formerly conveyed to "Mrs. Bailey P. Stewart", on said Plat; thence leaving the northerly right-of-way of said Pike and the southwesterly corner of the herein described tract and running with the westerly line of a 25 foot access and utility easement as shown on the Plat of record, North 11 degrees 43 minutes 57 seconds East 285.5 feet, more or less; thence North 16 degrees 47 minutes 50 seconds East 42 feet, more or less; thence leaving said easement and running North 75 degrees 08 minutes West 244.8 feet, more or less; thence with the westerly line of the herein described tract, North 09 degrees 22 minutes 20 seconds East 465.0 feet to the northwesterly corner of the herein described tract and being the northwesterly corner of Lot No. 1 on the above mentioned Plat of record; thence South 78 degrees 59 minutes East 453.6 feet to the northeasterly corner of the herein described tract; thence with the easterly line of the herein described tract, South 09 degrees 22 minutes 20 seconds West 495.7 feet; thence, North 75 degrees 08 minutes West 185.7 feet, more or less, to the easterly line of the aforementioned easement; thence with the easterly line of said easement, South 16 degrees 47 minutes 50 seconds West 42 feet, more or less; thence, South 11 degrees 43 minutes 57 seconds West 288 feet, more or less, to the northerly right-of-way of Stewarts Ferry Pike; thence with said right-of-way, North 70 degrees 39 minutes West 25.2 feet, more or less, to the point of BEGINNING.