Karen Johnson Davidson County
Batch# 388772 DEEDQC
04/21/2020 08:35:25 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20200421-0041435

PREPARED BY:
SIDWELL & BARRETT, P.C.
121 First Avenue South, Suite 200
Franklin, TN 37064

NORTH CAROLINA
STATE OF ~~TENNESSEE~~)
COUNTY OF UNION)
The actual consideration is $0.00.

Amanda Gilreath-Eaton
Amanda Gilreath-Eaton
AFFIANT

Subscribed and sworn to before me
this 11th day of APRIL, 2020.

NOTARY PUBLIC
My Commission Expires: SEPTEMBER 5, 2022

TODD JOHNSON
Notary Public, North Carolina
Union County
My Commission Expires
September 05, 2022

ADDRESS OF NEW OWNER:
Rocky Top Services, LLC
5910 Morgan Park Drive
Monroe, NC 28110

SEND TAX BILLS TO:
Owner

Map/Parcel 105140N01200CO

QUITCLAIM DEED

FOR AND IN consideration of the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged **Amanda Gilreath Eaton and Danny Eaton, husband and wife, ("Grantor")** does hereby quitclaim and convey their interest in the below referenced property to **Rocky Top Services LLC, a North Carolina Limited Liability Company**, ("Grantee") his heirs, successors and/or assigns the following described parcel of land in **Davidson County**, Tennessee:

Land situated in Davidson County, Tennessee, being Unit 12, as established in Declaration of Covenants, Conditions and Restrictions for Melpark Townhomes, a Horizontal Property Regime with Private Elements of record at Instrument No. 2051222-0128613, as amended by Instrument No. 20160106-0001307, in the Register's Office of Davidson, Tennessee with Plat attached as Exhibit "C" to which Declaration reference is hereby made for a more particular description of said property.

Being the same property conveyed to Amanda Gilreath Eaton and Danny Eaton, husband and wife from James W. Cameron, III Trustee of The Lea A. Beaman 2016 Irrevocable Trust dated July 21, 2016, by Warranty Deed dated March 26, 2020, recorded in Instrument Number 20200326-0033107, filed on March 26, 2020, Register's Office for Davidson County Tennessee.

Said Property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises. Grantor makes no warranties as to the state of the title to the property but acquit any claim that Grantor has to said property and for that purpose thereof, make this conveyance to

Grantee.

IN WITNESS WHEREOF, the undersigned has caused this instrument to be executed on the 11 day of APRIL, 2020.

Amanda Gilreath Eaton

Amanda Gilreath Eaton

Danny Eat

Danny Eaton

STATE OF ~~TENNESSEE~~ NORTH CAROLINA
COUNTY OF UNION

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Amanda Gilreath Eaton and Danny Eaton whom I am personally acquainted and who acknowledged they executed the foregoing instrument for the purposes herein contained.

Witness my hand, at office, this 11th day of APRIL, 2020.

Notary Public

My Commission Expires: SEPTEMBER 5, 2022

TODD JOHNSON
Notary Public, North Carolina
Union County
My Commission Expires
September 05, 2022