# QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 406853 DEEDQC
05/28/2020 08:31:26 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20200528-0054741

O-SWBC-20-702

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF May, 2020.

Notary Public

MY COMMISSION EXPIRES: 1/3/23
(AFFIX SEAL)

STACEY DENSON PALMER NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

**THIS INSTRUMENT WAS PREPARED BY**

Rudy Title & Escrow
2012 21st Ave S
Nashville TN 37212

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP / PARCEL NUMBER (S) |
|---|---|---|
| **Brock A. Qualls and Shelley R. Steakley** | New owners | |
| (NAME) | (NAME) | **074-04-0-102.00** |
| **702 Linden Green Drive,** | | |
| (ADDRESS) | (ADDRESS) | |
| **Hermitage, TN 37076** | | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **BROCK A. QUALLS, A MARRIED MAN** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **BROCK A. QUALLS AND SHELLEY R. STEAKLEY, HUSBAND AND WIFE** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, 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. 33A on the Plan of Zone Lot Division of Lot No. 33, Hermitage Hills, Section Twelve of record in Plat Book 5190, Page 767, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Brock A. Qualls by Warranty deed from 1 Public Homes, LLC, a Tennessee limited liability company of record in Instrument No. 20180730-0073840 Register's Office for Davidson County, Tennessee, dated July 26, 2018 and recorded on July 30, 2018.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **702 Linden Green Drive, Hermitage, Tennessee 37076**.

Witness my/our hand(s) this the 20 day of May, 2020.

Brock A Qualls

BROCK A. QUALLS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, BROCK A. QUALLS, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 24th of April, 2020.

A H Jeffe

Notary Public
My Commission Expires: 5/3/21
(SEAL)

ADAM H JEFFERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-03-2021

**RETURN TO:**
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212