This instrument prepared by:
Lighthouse Title & Escrow, LLC
301 S. Perimeter Park Drive
Ste 125
Nashville, Tn 37211

ADDRESS NEW OWNER AS:

R. Spencer Construction
2521 Oak Forrest Drive
Antioch TN 37013

This Quitclaim Deed is being prepared from information from the parties without the benefit of a title search. The preparer makes to warranty as to the information contained herein or to the status of title.

SEND TAX BILLS TO:

SAME AS ADDRESSEE

Karen Johnson Davidson County
Batch# 419397 DEEDQC
06/18/2020 02:47:25 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20200618-0064572

Map & Parcel:93-16-0/378.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, I/we,

Roland Spencer, Jr. and Rose Anna. Spencer, husband and wife

, have this day bargained and do hereby transfer Quit Claim and convey all my right, title and interest to

R. Spencer Construction, Inc., a Tennessee Corporation

, the Grantees herein, their heirs and assigns, the following described tract and/or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Being parts of Lots No. 26 and 27 on the Plan of Hermitage Addition to Nashville, Tennessee, of record in book 57, pages 42 and 43, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Said parts of Lots No .26 and 27 beginning at a point in the northerly margin of said Lot 26, 110 feet West of Decatur Street, and runs thence 40 feet in a westerly direction along the southerly margin of Lot No. 26 to an alley; thence at right angles in a southerly direction along the southerly margin of said alley to Meredith Street; thence in a Northeasterly direction along the northerly margin of Meredith Street 48 feet to a point; thence in a northerly direction to a point in the northerly margin of Lot No 26, 110 feet west of Decatur Street, being the point of beginning.

WITNESS OUR HANDS this 16 day of June, 2020

Roland Spencer, Jr.

Rose Anna Spencer

STATE OF Tennessee
COUNTY OF Davidson

Before me, Presley M Brown a Notary Public in and for said County and State, personally appeared Roland Spencer, Jr., and Rose Anna Spencer with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the foregoing instrument as his free act and deed for the purposes therein contained.

Witness my hand and official seal this 10th day of June, 2020.

PRESLEY M BROWN NOTARY STATE OF TENNESSEE PUBLIC DAVIDSON COUNTY

Presley M Brown

My commission expires: 1/3/2023

STATE of TENNESSEE
COUNTY of Davidson

The actual consideration for this transfer is $ -0-.

Affiant

Sworn to and subscribed to before me this 10th day of June, 2020.

My commission expires: 1/3/2023

Presley M Brown
Notary Public

PRESLEY M BROWN NOTARY STATE OF TENNESSEE PUBLIC DAVIDSON COUNTY