THIS INSTRUMENT PREPARED BY
AND AFTER RECORDING RETURN TO:

Bell & Alexander Title Services, Inc.
8110 Isabella Lane, Ste 200
Brentwood, TN 37027

Address New Owner(s) as follows:
Timothy H. Sutton
Joyce K. Sutton
415 Gates Road
Goodlettsville, TN 37072

Send Tax Bill to:
New Owner

Map-Parcel Number:
033-08-0 023.00

State of Tennessee
County of Williamson

The Actual Consideration or Value, whichever is greater, for this transfer is $0.00.

Affiant

Subscribed and sworn before me this the 20 day of July, 2020.

Notary Public

My Commission Expires:
12/1/2020

JASON R. JONES
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **TIMOTHY H. SUTTON, MARRIED MAN,** HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER, CONVEY AND QUITCLAIM UNTO **TIMOTHY H. SUTTON AND JOYCE K. SUTTON, HUSBAND AND WIFE,** HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN **DAVIDSON COUNTY**, STATE OF **TENNESSEE**, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

See attached "Exhibit A".

Said property is conveyed also subject to such other limitations, restrictions, and encumbrances as may affect the premises.

Said property is commonly referred to as 415 Gates Road, Goodlettsville, TN 37072.

Karen Johnson Davidson County
Batch# 441584 DEEDQC
07/21/2020 11:20:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200721-0079975

IN WITNESS WHEREOF, the undersigned has executed this instrument this 16th day of July, 2020.

Timothy H. Sutton

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Timothy H. Sutton**, the Grantor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 16th day of July, 2020.

My commission expires: 9-6-22

Notary Public

STATE OF TENNESSEE NOTARY PUBLIC BENJAMIN SEAMON DAVIDSON COUNTY

Exhibit A

Land in Davidson County, State of Tennessee, being Lot No. 65 on the Plan of Gatewood, section 1, of record in Plat Book 3300, page 49, Register's Office for Davidson county, Tennessee, to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to Timothy H. Sutton and Edna R. Sutton, both unmarried, by deed from James L. Newman and wife, Wilda E. Newman, dated 11/10/1994, of record in Book 9520, page 606, Register's Office for said County.

Being the same property conveyed to Timothy H. Sutton and Joyce K. Sutton, husband and wife from Edna R. Sutton, unmarried woman, by Quitclaim Deed dated 7/___/2020, of record in Book _____, Page _____, Register's Office for said County.

202007210079974

Tennessee Certification of Electronic Document

I, Benjamin Seamon, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signer's Name

Signature

State of Tennessee

County of Williamson

Personally appeared before me, W. Reid Solomon, a notary public for this county and state, Benjamin Seamon, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Name

Signer's Name

Notary's Signature

MY COMMISSION EXPIRES: _____

NOTARY'S SEAL

W. REID SOLOMON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 06-04-2023

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registrars prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subsection (2).

SA0241

00569731

202007210079975