QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 467266 DEEDQC
08/31/2020 03:09:55 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20200831-0098756

B-ELAM-20-5978

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 19 DAY OF June, 2020.

Notary Public

MY COMMISSION EXPIRES: 03/07/2023
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Jessica Hedgepeth and Colby Brooks	**New owner**	
(NAME) **5978 Monroe Xing**	(NAME)	**163-16-0A-179.00-CO**
(ADDRESS) **Antioch, TN 37013**	(ADDRESS)	
(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, **JESSICA HEDGEPETH, UNMARRIED,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **JESSICA HEDGEPETH AND COLBY BROOKS, BOTH UNMARRIED AS TENANTS IN COMMON WITH RIGHTS OF SURVIVORSHIP** 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 Unit No. 317 on the Plan of Final Plat, First Revision of Phase 3-A, Provincetown of record in Instrument No. 20060907-0110570, a revision of Instrument No. 20060824-0104715, 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 Jessica Hedgepeth, unmarried by deed of record in Instrument No. 20200624-0068297, Register's Office for Davidson, Tennessee.

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: **5978 Monroe Xing, Antioch, Tennessee 37013**.

Witness my/our hand(s) this the 19 day of June, 2020.

Jessica Hedgepeth

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JESSICA HEDGEPETH, 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 19th of June, 2020.

Notary Public
My Commission Expires: 03/07/2023
(SEAL)

DAVIDSON COUNTY
WILLIAM E. GRONES
STATE OF TENNESSEE NOTARY PUBLIC

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