Return To: Perrone & Young
109 Westpark Drive
Suite 330
Brentwood, TN 37027

Karen Johnson Davidson County
Batch# 474541 DEEDQC
09/14/2020 09:06:44 AM 1 pg
Fees: $12.00 Taxes: $0.00

20200914-0104207

This Instrument Was Prepared By & Return To:
Gregory S. Perrone, PC
109 Westpark Drive, Suite 330
Brentwood, TN 37027

New Owner(s):	Send Tax Bills To:	Map and Parcel #
Linda S. Ortale **1407 Pleasant Hill Road** **Nashville, TN 37214**	**Peoples Home Equity** **3701 Arco Corporate Drive, Ste 200** **Charlotte, NC 28273**	**121-00-0-201.00**

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF TEN DOLLARS ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, **Linda S. Ortale,** by these presents does hereby quitclaim and convey unto **Linda S. Ortale and Severn C. Ortale, wife and husband,** her heirs and assigns, all her right, title and interest in and to the following described tract of land:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, beginning at a point in the Westerly margin of Pleasant Hill Road, said point being located in the Southerly line of property conveyed to Jerry Stewart and wife by deed of record in Book4670, page 543, Register's Office for Davidson County, Tennessee; thence South 02 degrees 00 minutes West 294 feet to a point; thence North 78 degrees 29 minutes West 539 feet to a point; thence North 03 degrees 30 minutes East 150 feet to a point; thence North 64 degrees 13 minutes East 423 feet to a point; thence South 0 degrees 147.6 feet to a point; thence South 90 degrees East 147.6 feet to the point of beginning, containing 3.41 acres, more or less and being designated as " Tract Number 5".

Being the same property conveyed to Linda S. Ortale by Warranty deed from Steven J. Tyler of record in Instrument No. 20091231-0118875 Register's Office for Davidson County, Tennessee, dated December 22, 2009 and recorded on December 31, 2009.

This is improved property known as **1407 Pleasant Hill Road, Nashville, TN 37214.**

THIS CONVEYANCE IS MADE SUBJECT TO TAXES FOR THE CURRENT YEAR, ANY AND ALL ZONING REGULATIONS, RESTRICTIONS, SETBACK LINES, EASEMENTS, AND ENCUMBRANCES OF RECORD, IF ANY, AS MAY AFFECT THE PREMISES.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

Linda S. Ortale
Linda S. Ortale

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 4th day of September, 2020, before me personally appeared **Linda S. Ortale,** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described herein and who executed the foregoing instrument, and who acknowledged the execution of the same to be her free act and deed.

Witness my hand this 4th day of September, 2020.

GREGORY S. PERRONE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Notary Public
My commission expires: 10.5.2020

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer of property is **$ -0-** and no other monetary consideration.

Affiant

Sworn to and subscribed before me this 4th day of September, 2020.

GREGORY S. PERRONE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Notary Public
My commission expires: 10.5.2020