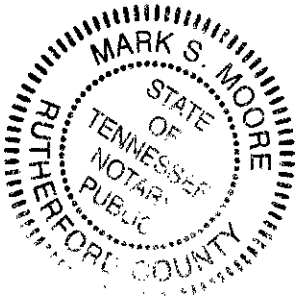
This instrument was prepared by:

Kirstin Harper, Attorney
McCarter | East PLLC
316 West Main Street
Murfreesboro, TN 37130



STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 7 day of October, 2020.

Notary Public
My Commission Expires: 11-20-2022

Name and Address of New Owner:	Send Tax Bills To:	Map-Parcel Numbers:
Stephen Vance Dillard and Mary Dillard 7034 Harriswood Lane Murfreesboro, TN 37129	**SAME**	**053090B03100CO**

Karen Johnson Davidson County
Batch# 501328 **DEEDQC**
10/26/2020 08:14:08 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20201026-0123459

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, **Stephen Vance Dillard**, hereinafter called **Grantor**, has bargained and sold and does hereby convey, remise, release and forever Quitclaim all right, title and interest in said parcel of land unto **Stephen Vance Dillard and Mary Dillard, Husband and Wife**, hereinafter called **Grantees,** their successors, heirs and assigns. Said parcel of land located in Davidson County, Tennessee, and being described as follows, to-wit:

BEING Lot No. 211 on the Plan of Cumberland Station at Wilson Camp, Section One, as of record in Instrument No. 200110090109759, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Vance Dillard, an unmarried man, by Warranty Deed from Darryl A. Yeargin and wife, Harlyn H. Yeargin of record as Document No. 20080624-0065000, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Steven v. Dillard, an unmarried man, by Quitclaim Deed from Steven V. Dillard, also knowns as Vance Dillard, an unmarried man, dated November 10, 2009, recorded December 9, 2009, of record as Instrument No. 20091209-0112643, Register's Office for Davidson County Tennessee.

THIS conveyance is made subject to (1) all applicable zoning ordinances; (2) utility, sewer, drainage and other easements of record; (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easement of record; (4) building restrictions; and (5) any and all other matters of public record in the Register's Office for Davidson County, Tennessee.

Preparer's Disclaimer: This instrument is prepared based on information provided by the parties named herein. The service provided is limited to the preparation of this instrument in recordable form only. No title examination or other inspection was requested by the parties or performed by the preparer of this instrument. No guarantee or opinion regarding the state of title to the subject property or otherwise is given by the preparer of this instrument to the parties.

This is improved property known as **1645 Cumberland Station Boulevard, Madison, Tennessee 37115.**

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

It is the Grantee's intention, by conveying this Property to himself and his spouse jointly to create a tenancy by the entirety, whereby the Property is to be held by the Grantee and Grantor as Husband and Wife as a tenancy by the entirety with right of survivorship.

WITNESS our hands this the 7th day of OCTOBER, 2020.

STEPHEN VANCE DILLARD

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, **STEPHEN VANCE DILLARD** the bargainor, with whom I am personally acquainted (or who proved upon satisfactory evidence) and who acknowledged that he executed the foregoing QUITCLAIM DEED instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL at office in Murfreesboro, Tennessee this 7 day of October, 2020.

Mark Moore
NOTARY PUBLIC

My Commission Expires: 11-20-2022

MARK S. MOORE
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY