THIS INSTRUMENT PREPARED BY:
Clear Title Group
1795 Clarkson Road, Suite 310
Chesterfield, MO 63107

Karen Johnson Davidson County
Batch# 529558 DEEDQC
12/10/2020 01:12:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20201210-0144728

QUITCLAIM DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
(NAME) Peggy Marsh	(NAME) JLB Corp DBA Golden Oak Lending	084-14-0-114.00
(STREET ADDRESS OR ROUTE NUMBER) 235 Amherst Dr	(STREET ADDRESS) 111 Westport Plaza Dr, Suite 1150	
(CITY) (STATE) (ZIP) Nashville, TN 37214	(CITY) (STATE) (ZIP) St. Louis, MO 63146	

FOR AND IN CONSIDERATION of the sum of zero ($0.00), the receipt of which is hereby acknowledged, We, **Peggy Marsh, a single person**, hereinafter called **GRANTORS,** by these presents does hereby quitclaim and convey unto **Peggy Marsh, a single person and Denise Barrett, a single person and Jeff Hatch, a single person, as joint tenants with right of survivorship** hereinafter called **GRANTEES**, successors and assigns, all right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 97 on the Plan of Walnut Grove of record in Plat Book 2133, Page 87, 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 Kenneth R. Marsh and wife, Dorothy H. Marsh by Warranty deed from Fred A. Poe and wife, Camilie R. Poe of record in Book 5118, page 922, Register's Office for Davidson County, Tennessee, dated February 25, 1977 and recorded on February 28, 1977. (Value or consideration shown in aforementioned deed $30,000.00.)
The said Dorothy H. Marsh was deceased.

Being the same property conveyed to N. Eddie Montgomery Trustee by Quitclaim Deed from Kenneth R. Marsh of record in Book 6357, page 496 , Register's Office for Davidson County, Tennessee, dated September 18, 1984 and recorded on October 05, 1984 and within the same deed the said N. Eddie Montgomery , Trustee conveyed his interest in the subject property to Kenneth R. Marsh and wife, Peggy Marsh (Value of consideration shown in aforementioned deed $0.00.) Being also known as 235 Amherst Drive Nashville, Tennessee 37214.

STATE OF Tennessee
COUNTY OF Davidson The actual consideration for this transfer is $0.00

Affiant Peggy Marsh

Affiant _____

Subscribed and sworn to before me this the 14 day of Nov , 2020

(Affix Seal) Notary Public _____

My commission expires: 4/18/22

CHRISTINE BOLANIS GARNER
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 04-18-2022

Peggy Marsh

Peggy Marsh

STATE OF TENNESSEE }

} ss.

COUNTY OF Davidson }

On this 14 day of ~~October~~ November 2020, before me personally appeared, Peggy Marsh, single, to me known, who being by me first duly sworn, acknowledged said instrument to be the free act and deed the person or person executing said instrument and that said instrument was executed for the purposes therein stated.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal in the County and State aforesaid, on the day and year first above written.

Notary Public

My Term Expires: 4/18/22

CHRISTINE BOLANIS GARNER
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires 04-18-2022

True Copy Certification

I, Lynn Cummings, 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.

Lynn Cummings
Signature

State of Missouri

County of St. Louis

Personally appeared before me, Bradley J. Kelemen, a notary public for this county and state, Lynn Cummings who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires:
Notary' Seal (if on paper)

NOTARY PUBLIC NOTARY SEAL STATE OF MISSOURI

BRADLEY J. KELEMEN
My Commission Expires
June 2, 2024
St. Charles County
Commission #12381452