QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Brandi Munn
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF February, 2021.

Megan Paulus
Notary Public

MY COMMISSION EXPIRES: 3/7/23
(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MEGAN PAULUS My Commission Expires 03-07-2023

O-SB-NWB-21-4160

THIS INSTRUMENT WAS PREPARED BY

Rudy Title & Escrow LLC
2012 21st Ave South
Nashville TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Jody M. Peters and Brandi Munn	**Northwest Bank**	
(NAME)	(NAME)	**085-04-0A-071.00-CO**
4160 Stone Hall Blvd,	**705 Grand Avenue**	
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	**Spencer, IA 51301-3821**	
(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, **JODY M. PETERS,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **JODY M. PETERS AND BRANDI MUNN, A MARRIED COUPLE** 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 Lot No. 71 on the Plan of First Revision Final Plat Major Subdivision The Reserve at Stone Hall (Formerly Eversong at Ravenwood) Phase 1, Section 1 A, Planned Unit Development, of record in Plat at Instrument No. 20091005-0092019, 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 Jody M. Peters, a single person by Warranty deed from Jill J. McCarthy and husband, Michael Bailey of record in Instrument No. 20170913-0093501 Register's Office for Davidson County, Tennessee, dated September 11, 2017 and recorded on September 13, 2017.

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: **4160 Stone Hall Blvd, Hermitage, Tennessee 37076**.

Karen Johnson Davidson County
Batch# 583853 **DEEDQC**
03/04/2021 09:28:31 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20210304-0028065

Witness my/our hand(s) this the 19th day of February, 2021.

Jody M. Peters

Jody M. Peters

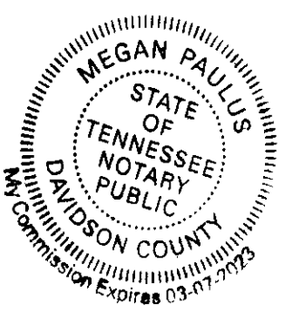
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JODY M. PETERS, 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 executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 19th of February, 2021.

Megan Paulus

Notary Public
My Commission Expires: 3/7/23
(SEAL)



RETURN TO:

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