Record and Return to:
Southern Title LLC
145 Anderson Lane, Suite C
Hendersonville, TN 37075

Prepared By & Return To:
Southern Title, LLC
145 Anderson Lane, Suite C
Hendersonville, TN 37075

STATE OF TENNESSEE
COUNTY OF Sumner
The actual consideration or value, whichever is greater, for this transfer is $0.00

Karen Johnson Davidson County
Batch# 589210 **DEEDQC**
03/11/2021 09:31:02 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20210311-0032144

Kayla R. Johnson
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Affiant
Subscribed and sworn to before me, this 25 **day of February, 2021.**

Notary Public
My commission expires: 11-21-22

Address of New Owner:	Send Tax Bills to:	Tax Information:
Jeffrey Scott Sherrod 200 Hadleys Bend Road Old Hickory, TN 37138	New Owner	063-08-0-113

QUITCLAIM DEED

For a consideration, the receipt and sufficiency whereof is hereby acknowledged, **J. Scott Sherrod and wife, Rosemary Sherrod** hereinafter the Grantors, by these presents, does hereby quitclaim and convey unto **Jeffrey Scott Sherrod and Rosemary Sherrod, husband and wife** hereinafter the Grantees, all its right, title and interest in and to the following tract or parcel of land in **Davidson** County, Tennessee, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 1 on the plan of the Resubdivision Plat of: Lots 17, 19, & 21 Block "P", Hadley's Bend City Subdivision, of record in Instrument No. 20171004-0102066, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

BEING the same property conveyed to J. Scott Sherrod and Rosemary Sherrod by Quitclaim Deed from Gregg Garner of Global Outreach Developments International, dated 4/29/2015 and recorded 5/1/2015 in Instrument No. 20150501-0039387; and being the same property previously conveyed to Global Outreach Developments International by Quitclaim Deed from J. Scott Sherrod and wife, Rosemary Sherrod, dated 4/30/2012 and recorded 6/15/2012 in Instrument No. 20120615-0052776; and being the same property previously conveyed to J. Scott Sherrod and wife, by Warranty Deed from Betty Jane Lindsley, dated 4/13/2012 and recorded 6/15/2012 in Instrument No. 20120615-0052775, Register's Office for Davidson County, Tennessee.

AND ALSO BEING PART of the same property conveyed to J. Scott Sherrod and wife, Rosemary Sherrod by Quitclaim Deed from J. Scott Sherrod and wife, Rosemary Sherrod, dated 8/10/2010 and recorded 8/10/2010 in Instrument No. 20100810-0063237; and being part of the same property previously conveyed to J. Scot Sherrod and wife, Rosemary Sherrod by Warranty Deed from Betty Jane Lindsley, dated 8/6/2010 and recorded 8/9/2010 in Instrument No. 20100809-0062490, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 200 Hadleys Bend Road, Old Hickory, TN 37138.

Witness my hand this 25 day of ~~February~~ January 2021.
KRJ

J. Scott Sherrod

Rosemary Sherrod

STATE OF TENNESSEE
COUNTY OF Sumner

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named **J. Scott Sherrod and Rosemary Sherrod**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

KRJ Witness my hand and seal at Hendersonville, Tennessee, this 25 day of ~~February~~ January, 2021.

Kayla R. Johnson
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Notary Public
My commission expires: 11-21-22