QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15 DAY OF March, 2021.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

ADAM H JEFFERSON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 05-03-2021

JM-SB-LHL-21-512

THIS INSTRUMENT WAS PREPARED BY (and return to):

Rudy Title & Escrow, LLC
608 Shelby Avenue
Nashville, TN 37206

Karen Johnson Davidson County
Batch# 593601 **DEEDQC**
03/17/2021 11:40:54 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20210317-0035265

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Bernice C. Haynes, unmarried	**NEW OWNER**	
(NAME)	(NAME)	**075-04-0-123.00**
512 Augusta Drive,		
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076		
(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, **BERNICE C. HAYNES, UNMARRIED AND LUTEKA BROOKE HAYNES, UNMARRIED, AS TENANTS IN COMMON WITH RIGHT OF SURVIVORSHIP,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **BERNICE C. HAYNES, UNMARRIED,** 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:

Being Lot No. 404 on the Plan of Tulip Grove, Section 6, as of Record in Book 4460, Page 19, Register's Office for Said County.

Said Lot Fronts 100 Feet on the Westerly Side of Augusta Drive and Extends Back 156.90 Feet on the Northerly Line and 151.88 Feet on the Southerly Line to a Dead Line and Measures 100.05 Feet Thereon.

Being the same property conveyed to **BERNICE C. HAYNES, UNMARRIED AND LUTEKA BROOKE HAYNES, UNMARRIED, AS TENANTS IN COMMON WITH RIGHT OF SURVIVORSHIP** by Quitclaim Deed from **BERNICE C. HAYNES, UNMARRIED** of record in Instrument No. 20210222-0020943, Register's Office for Davidson County, Tennessee.

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: **512 Augusta Drive, Hermitage, Tennessee 37076**.

Witness my/our hand(s) this the 12th day of March, 2021.

Bernice C. Haynes

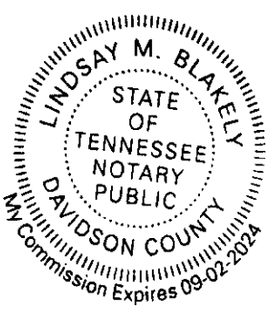
Bernice C. Haynes

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, BERNICE C. HAYNES, 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 12 of March, 2021.

Notary Public
My Commission Expires: 9/2/24
(SEAL)



Witness my/our hand(s) this the 12 day of March, 2021.

Luteka Brooke Haynes

Luteka Brooke Haynes

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, LUTEKA BROOKE HAYNES, 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 12 of March, 2021.

Notary Public
My Commission Expires: 9/2/24
(SEAL)

