Karen Johnson Davidson County
Batch# 616150 DEEDQC
04/16/2021 08:28:42 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210416-0050826

This Instrument Prepared By and Return To:
Four Star Title, LLC
2506 N. Mt. Juliet Road
Mt. Juliet, TN 37122

QUITCLAIM DEED

NEW OWNER:	**SEND TAX BILLS TO:**	**MAP/PARCEL**
Larry E. Bess	Same As New Owner	033-04-0-A-009.00-CO
Patty S. Bess		
9 Rolling Meadows Drive		
Goodlettsville, TN 37072		

For and in consideration of the sum of One Dollar ($1.00) cash in hand paid by GRANTEE, the receipt of which is hereby acknowledged, **Larry E. Bess and Patty S. Bess, a married couple,** hereinafter called the GRANTOR(S), does hereby quitclaim and convey unto **James M. McCool, Jr, an unmarried man,** hereinafter called the GRANTEE, all right, title and interest, they have in the property listed below:

Land in Davidson County, Tennessee, Being Lot No. 9, on the Plat of Rolling Meadows, Phase One, Section One, as shown on Plat of Record in Plat Book 6250, Page 504, in the Register's Office of Davidson County, Tennessee, to which Plat reference is hereby made for a more particular description.

Being the same property conveyed to Larry E. Bess and Patty S. Bess, a married couple, by Warranty Deed from Jeffery B. Hubanks and Barbara J. Hubanks, dated October 16, 2017 and recorded in Instrument Number 20171127-0120419, in the Register's Office for Davidson County, Tennessee.

This is improved property known as 9 Rolling Meadows Drive, Goodlettsville, TN 37072

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.
THIS INSTRUMENT WAS PREPARED WITHOUT A TITLE SEARCH OF THE SUBJECT PROPERTY.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Larry E. Bess
Larry E. Bess

Patty S. Bess By Larry E. Bess P.O.A.
Patty S. Bess

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned Notary in and for said County and State, personally appeared Larry E. Bess and Patty S. Bess, with whom I am acquainted, of proved on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing instrument for the purpose therein contained. * by Larry Bess as attorney-in-fact for Patty S. Bess. BED

Witness my hand and official seal this 6 day of April, 2021.

Britt E Dixon
NOTARY

BRITT E DIXON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES MAY 9, 2023

My Commission Expires:
May 9, 2023

STATE OF TENNESSEE
COUNTY OF

The actual consideration for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me, this ____ day of _____, 20___.

NOTARY PUBLIC

My Commission Expires:

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
Larry E. Bess Affiant
Subscribed and sworn before me this the
16 Day of Apr. 1, 2021.
Brandi Lewis, Deputy Register