This instrument prepared by:
Harlan Dodson
Dodson Parker Behm & Capparella, P.C.
1310 6th Avenue North
Nashville, TN 37208
(615) 254-2291

Karen Johnson Davidson County
Batch# 683740 DEEDQC
07/26/2021 03:18:55 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20210726-0100190

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILL TO:	MAP PARCEL NO.:
LEE T. FORTIER, et ux	SAME	4D-27686
215 Kennett Road		Map 64-2
Old Hickory, TN 37138		Parcel 19

FOR AND IN CONSIDERATION of the sum of Ten Dollars and NO/100 ($10.00), and other good and valuable considerations, receipt and legal sufficiency of which valuable consideration is hereby acknowledged, **LEE T. FORTIER** ("**Grantor**") does hereby assign, transfer, convey, and quitclaim any and all of his rights, title and interest in certain real estate conveyed to him by Executor's Quitclaim Deed of record in Instrument No. 20210609-0077683, Davidson County, Tennessee, which is described below, unto **LEE T. FORTIER and wife, GEORGIANNA H. FORTIER,** and their successors, heirs and assigns. The real estate is described as follows:

> Land in Davidson County, Tennessee, being Lot No. 115 on the Plan of Brandywine Farms, Section V, as of record in Book 4175, Page 18, Register's Office for said County.
>
> Beginning at a point in the westerly margin of Rolling Mill Road, the common corner of Lots Nos. 115 and 116; thence with the line between said two lots, in a westerly direction 210.0 feet; thence with the line between Lots Nos. 114 and 115, southerly 159.5 feet; thence with the northerly margin of Barley Mill Road, easterly 172.4 feet; thence northeasterly along a curve, 80 feet to a point; thence around a curve, which has a radius of 25 feet, 36.21 feet to a point in the westerly margin of Rolling Mill Road; thence with the curve of said margin of said Road, northwesterly 142.1 feet to the point of beginning.
>
> Being the same property conveyed to Lee T. Fortier, Thomas H. Fortier, James R. Fortier and Kimberly Fortier Jones by Executor's Quitclaim Deed from Lee T. Fortier, Executor for the Estate of K. Thomas Fortier of record in Instrument No. 20210609-0077683, Register's Office for Davidson County, Tennessee.

The foregoing conveyance is subject to restrictive covenants of record in Book 3816, page 544; Book 3822, page 851; and Book 4242, page 698, and any and all other encumbrances, easements, restrictive covenants and other matters, whether or not of public record, as may affect the above-described property.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The consideration for this conveyance, per T.C.A. 67-4-409(a)(4), is $-0-.

Subscribed and sworn to before me this the 19 day of July, 2021.

Affiant

Notary Public

ALIA PIKE
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission Expires: My Commission Expires September 8, 2024

This is improved property, known as 217 Barley Mill Road, Old Hickory, TN 37138.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE DESCRIPTION OF OR STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION.

WITNESS our hands this the 19th day of July, 2021.

LEE T. FORTIER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **LEE T. FORTIER**, the within named Grantor, with whom I am personally acquainted (or who was identified to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal, at office, this 19 day of July, 2021.

Notary Public

ALIA PIKE
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

My Commission Expires: My Commission Expires September 8, 2024