Karen Johnson Davidson County
Batch# 707523 DEEDQC
08/31/2021 12:46:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20210831-0117313

QUITCLAIM DEED

JAMIE MOONEY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th Day of August 2021.

Notary Public

MY COMMISSION EXPIRES: 12/18/2021
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cornerstone Title of Tennessee, LLC
1602 W. Northfield Blvd., Ste 2
Murfreesboro, TN 37129

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry Dean Brock and Ashley Good	**New Owner**	**162 1 A 24.00**
(NAME) **435 Hickory Glade Drive**		
(ADDRESS) **Antioch, TN. 37013**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I/WE **Larry Dean Brock, an unmarried man** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, **Larry Dean Brock, an unmarried man and Ashley Good, an unmarried woman,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Unit No. 24, as shown on the map entitled Hickory Glade, Phase 1 of record in Plat Book 6250, page 889, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Larry Dean Brock, an unmarried man by Warranty Deed from Kathleen Wilson, an unmarried woman and Eric Varnell, an unmarried man of record in Instrument No. 20210609-0077728, Register's Office for Davidson County, Tennessee.

The purpose of this Quitclaim Deed is to add Ashley Good to the title.

This instrument was prepared without the benefit of a title search. The preparer makes no warranties nor accepts any liability as to the accuracy of information for the conveyance on the property herein transferred.

This conveyance is further subject to (1) applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐
This is improved ☒ property, known as **435 Hickory Glade Drive, Antioch, TN. 37013**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness our hands this 27th Day of August, 2021.

Larry Dean Brock

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Before me, the undersigned Notary Public, personally appeared **Larry Dean Brock,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

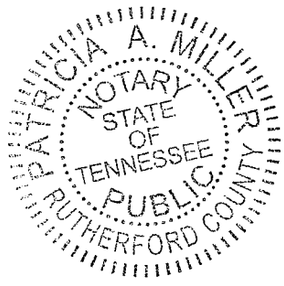
Witness my hand and official seal at office, this 27th Day of August, 2021.

Commission expires: 05/23/2023

Notary Public

RETURN RECORDED DOCUMENTS TO:

Cornerstone Title of Tennessee, LLC
1602 W. Northfield Blvd., Ste 2
Murfreesboro, TN 37129



Tennessee Certification of Electronic Document

I, Jamie Mooney, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 8/27/2021 (date of document).

Affiant Signature

8/30/2021
Date

State of Tennessee

County of Rutherford

Sworn to and subscribed before me this 30 day of August, 2021.

Notary's Signature

MY COMMISSION EXPIRES: 9/2/24

NOTARY'S SEAL

SUSAN MAGNUSON
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY