Karen Johnson Davidson County
Batch# 1023978 DEEDQC
07/07/2023 03:05:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20230707-0052180

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF Rutherford
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Cecilia Evans
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME ON THIS 7th DAY OF July, 2023.

Tonya Loftin
Notary Public

COMMISSION EXPIRES:_____
(AFFIX SEAL)

TONYA LOFTIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-7-2025

THIS INSTRUMENT WAS PREPARED BY:
Foundation Title & Escrow Series, LLC, 277 Mallory Station Rd, Suite 102, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NO.:
Andrew J. Parkhurst, Kelley R. Anderson and Robert J. Parkhurst	Andrew J. Parkhurst, Kelley R. Anderson and Robert J. Parkhurst	064 16 0C 002.00CO
(Name) 503 Selsey Court South Hermitage, TN 37076	503 Selsey Court South Hermitage, TN 37076	
(Address)		

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned, Andrew J. Parkhurst, Kelley R. Anderson and Robert J. Parkhurst, the heirs-at-law of Sandra H. White, deceased, hereinafter referred to as Grantors, hereby quitclaim to Andrew J. Parkhurst, Kelley R. Anderson and Robert J. Parkhurst, in equal shares as tenants in common, their heirs and assigns forever, all of their right, title and interest which said Grantors has in the following described real estate, situated in Davidson County, State of Tennessee, to wit

Land in Davidson County, Tennessee, being Lot No. 2 on the plan of Wembley Downs, Section One, Second Revision, as of record in Plat Book 7900, Page 301, 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 Sandra H. White and husband, Jimmie D. White from Bryan Haas and wife, Cherrie Haas by Warranty Deed dated April 15, 2008 and recorded on April 22, 2008 in Instrument No. 20080422-0041087, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Sandra H. White, an unmarried woman from Jimmie D. White by Quitclaim Deed dated July 9, 2012 and recorded on July 18, 2012 in Instrument No. 20120718-0063100, Register's Office for Davidson County, Tennessee.

The said Sandra H. White having since died intestate on April 18, 2023, leaving as her only heirs-at-law her children, Andrew J. Parkhurst, Kelley R. Anderson and Robert J. Parkhurst.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, the said Andrew J. Parkhurst has hereunto set his signature, on this, the 5th day of July, 2023.

Andrew J. Parkhurst

STATE OF NJ

COUNTY OF Bergen

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Andrew J. Parkhurst, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 5th day of July, 2023.

Notary Public

My Commission Expires: June 24th 2024

(SEAL)

Della J. Calliste-Johnson
NOTARY PUBLIC
State of New Jersey
ID # 50107459
My Commission Expires
June 24, 2024

IN WITNESS WHEREOF, the said Robert J. Parkhurst has hereunto set his signature, on this, the 7th day of July, 2023.

Robert J. Parkhurst

STATE OF Tennessee

COUNTY OF Williamson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Robert J. Parkhurst, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 7th day of July, 2023.

Notary Public

My Commission Expires: 2/24/26

AUDRA C. DAVIS
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 02-24-2026
RUTHERFORD COUNTY

(SEAL

IN WITNESS WHEREOF, the said Kelley R. Anderson has hereunto set hersignature, on this, the 7th day of July, 2023.

Kelley R. Anderson

STATE OF Tennessee

COUNTY OF Williamson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Kelley R. Anderson, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 7th day of July, 2023.

Notary Public

My Commission Expires: 2/24/26

AUDRA C. DAVIS
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 02-24-2026
RUTHERFORD COUNTY

(SEAL)

Certificate of Authenticity

I, Tonya Loftin, 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 **July 5, 2023**.

Date

Tonya Loftin
Affiant Signature

July 7, 2023
Date

State of Tennessee

County of Rutherford

Sworn to and subscribed before me this 7th day of July, 20 23.

Notary's Signature

CHRISTIE PERRY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES 6-22-2026

My Commission Expires: _____
Date

Notary's Seal (if on paper)