Johnson Davidson County
Batch# 1040458 DEEDQC
08/21/2023 10:56:14 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20230821-0064930

This Instrument prepared by: Laura Shrewsberry (Hopkins)

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that Laura Shrewsberry (Hopkins) on this the 13th day of August, 2023, for and in consideration of the sum of Zero and no/100 Dollars, do(es) hereby bargain, sell, release, remise, quit claim and convey unto Laura Shrewsberry and James Clarkston (a married couple) all rights, title and interest in and to the following described real estate, to wit:

3353 Lakeside Pl.
Hermitage TN 37076

Book number 7353, page 619-620, Lot 57A, parcel # 08613000900 Lakeside Woods Estates Section 2

IN TESTIMONY WHEREOF I/we have hereunto set my/our hand(s) this 13th day of August, 2023.

Laura Shrewsberry
Craig L Tresch

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~ Wilson

Before me, the undersigned Notary Public in and for the County and State aforesaid, personally appeared Laura Shrewsberry with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged to be person(s) within named and that she executed the foregoing instrument for the purpose therein contained.

Witness my hand and seal this 13th day of August, 2023.

CHERYL L. TRESCH NOTARY PUBLIC STATE OF TENNESSEE WILSON COUNTY

Cheryl L Tresch
Notary Public

My commission expires:

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $ 0.00.

Laura Shrewsberry
Affiant

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~ Wilson

Subscribed and sworn before me this the 13th day of August, 2023.

CHERYL L. TRESCH NOTARY PUBLIC STATE OF TENNESSEE WILSON COUNTY

Cheryl L Tresch
Notary Public

My commission expires: 2/9/25

The following information is not a part of this Deed:

Property Address:	3353 Lakeside Place Hermitage, TN 37076
Owner's Name and Addres:	Laura M Shrewsberry 3353 Lakeside Place Hermitage, TN 37076
Parcel Number	08613000900
Mail Tax Bills to:	Laura M Shrewsberry 3353 Lakeside Place Hermitage, TN 37076

RE-RECORD BOOK 7361 PAGE 162 BOOK 7353 PAGE 619

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 68,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 9th DAY OF September, 1987

Notary Public

MY COMMISSION EXPIRES: 3-11-90

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Montgomery & Associates One Burton Hills Blvd., S-220, Nashville, TN 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Laura S. Hopkins (NAME)	Sears Mortgage Corporation, (NAME)	86-13
3353 Lakeside Place (STREET ADDRESS OR ROUTE NUMBER)	300 Knightsbridge Parkway (STREET ADDRESS)	009
Hermitage, TN 37076 (CITY) (STATE) (P. O. ZIP)	Lincolnshire, Illinois 60069 (CITY) (STATE) (ZIP)	04D-11480

FOR AND IN 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, WE, Lakeside Partners

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Laura S. Hopkins, unmarried

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 Lot no. 57A on the Zone Lot Division of Lots 12, 57, 63 and 82, of Lakeside Woods Estates, Section Two, of record in Book 6900, page 244, amending Book 6200, page 461, said Register's Office, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Lakeside Partners, a Tennessee Partnership by deed from Percy Priest Woods, a Joint Venture of record in Book [illegible], Page [illegible], Register's Office, Davidson County, Tennessee.

Subject to Restrictions and Notes of record in Book 6900, page 243, said Register's Office.

This conveyance is subject to any and all existing easements of record.

6 5 9 0 1

IDENTIFI REFERENCE

SEP 12 12 [illegible] '87

DAVIDSON COUNTY, TN

SEP 21 1 17 PM '87

DAVIDSON COUNTY, TN

IDENTIFI REFERENCE

RE-RI ORD

6 6 2 0 7

This is [ ] unimproved [X] improved property, known as 3353 Lakeside Place, Hermitage, TN 37076
(House Number) (Street) (P. O Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out, and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES their heirs and assigns against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness his hand this 9th day of September, 19 87

Lakeside Partners
By: Lar Foster
Larimore Foster, Jr., Partner