Karen Johnson
Batch # 1125358
04/22/2024 08:40:51 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20240422-0028447

SEND TAX BILLS TO: Sharon E. Anderson 209 Rader Court Antioch, TN 37013	PREPARED BY: John H. Baker III PO Box 398 Murfreesboro, TN 37133-0398 (615) 896-4154
NAME AND ADDRESS OF NEW OWNER: Sharon E. Anderson 209 Rader Court Antioch, TN 37013	Map: Parcel: 148 07 0 142.00

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I, **Robert G. Anderson**, for and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold and hereby convey, remise, release and forever quitclaim unto my spouse, **Sharon E. Anderson,** her heirs, successors and assigns, all of my right, title and interest in and to certain real property located and situated in Davidson County, Tennessee, and being more particularly described as follows, to wit:

LAND in Davidson County, Tennessee, being Lot No.912 as shown on the Plan of Cherokee Hills, Section Nine, of record in Book 4300, page 135, as in the Register's Office for Davidson County, Tennessee.

SAID Lot No.912 fronts 74.0 feet along the westerly side of Rader Court and runs back between lines 156.0 feet on its northerly line, 150.0 feet on the southerly line, to a line in the rear which measures 74.2 feet.

Being the same property conveyed unto Robert G. Anderson and wife, Sharon E. Anderson, by warrant deed dated September 15, 1978, of record in Book 5339, page 280, Register's Office of Davidson County, Tennessee.

This property is improved property known as 209 Rader Court, Antioch, TN 37013.

This conveyance is made pursuant to the provisions of Section 66-1-110, Tenn. Code Ann., and for the express purpose of terminating a tenancy by the entirety in and to the above-described property, so that title to said property is hereby vested solely in Sharon E. Anderson.

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

This quitclaim deed was prepared from information provided by the parties herein, and the preparation of this deed neither expresses nor implies any opinion of the preparer as to the title nor as to the accuracy of the description of the property conveyed herein.

IN WITNESS WHEREOF, the undersigned **Robert G. Anderson**, has hereunto set his hand this the 18th day of March, 2024.

Robert Glen Anderson

Robert G. Anderson, Grantor
STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

Personally appeared before me, the undersigned authority, a Notary Public in and for said State and County, the within named **Robert G. Anderson**, with whom I am personally acquainted (or whose identity was proved to me upon satisfactory evidence), and who acknowledged that he executed the foregoing Quitclaim Deed for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL this 18 day of March, 2024.

JOHN H. BAKER III
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

NOTARY PUBLIC
My Commission Expires: 07/02/2024

STATE OF TENNESSEE)
COUNTY OF RUTHERFORD)

I hereby swear or affirm that the actual consideration for this transfer is $ NONE.

Affiant

WITNESS MY HAND AND OFFICIAL SEAL, this 18 day of March, 2024.

JOHN H. BAKER III
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

NOTARY PUBLIC
My Commission Expires: 07/02/2024