Davidson County DEEDQC
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Fees:17.00 Taxes:0.00
20041007-0121302

This document prepared by (and after recording return to):

Return To: R-77854
National Closing Solutions
12808 W. Airport Blvd., Suite 300
Sugar Land, TX 77478

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QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **SYLVESTER J. LEE, II**, an Individual, hereinafter referred to as "Grantor", does hereby demise, release, and forever quitclaim, grant and convey unto **SYLVESTER J. LEE, II**, an Individual, ☒ married ☐ unmarried, hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the County of Davidson, State of Tennessee, to-wit:

See Exhibit "A" attached hereto

A.P.N. 093-15-0-318.00

Maximum principal indebtedness for Tennessee recording tax purposes is $ 0.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

The source of title in Grantor(s) is by Special Warranty deed recorded in the office of the Register of Deeds in Book 20040520 at page 0059605 Instrument Number _____, of Davidson County, Tennessee.

Grantor does hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 0 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Grantor and Grantee are one and the same individual, the purpose of this instrument is to show that such individual acquired title as a single person and is now married.

WITNESS Grantor(s) hand(s) this the 23 day of Sept, 2004.

Sylvester J Lee II

Grantor
SYLVESTER J. LEE, II

STATE OF Tennessee

COUNTY OF Davidson

On this 23rd day of September, 20 04, before me personally appeared **SYLVESTER J. LEE, II**, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

JOHN G. CLAYBROOKS SR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

John G. Claybrooks, Sr.
Notary Public

Printed Name: John G. Claybrooks, Sr.

My commission expires: 5-28-06

OATH OF VALUE

I/We hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $ 0, which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Subscribed and sworn to before me
This 23rd day of September, 2004

Sylvester J. Lee II
Affiant

JOHN G. CLAYBROOKS SR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

John G. Claybrooks, Sr.
Notary Public

My commission expires: 5-28-06

John G. Claybrooks, Sr.
Type or Print Name

Grantor(s) Name, Address, phone:

(New owner)
Grantee(s) Name, Address, phone:
Sylvester J. Lee, II
2540 Old Matthews Rd.
Nashville, TN 37207

SEND TAX STATEMENTS TO GRANTEE

Order No. 18-00075797

EXHIBIT 'A'
LEGAL DESCRIPTION

ALL THAT PARCEL OF LAND IN Davidson COUNTY, STATE OF Tennessee, AS MORE FULLY DESCRIBED IN INSTRUMENT NO. 200405200059605, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING PART OF LOT NO. 5, IN THE NASHVILLE UNIVERSITY PLAN OF LOTS OF RECORD IN BOOK "U", PAGE 212, DESCRIBED AS FOLLOWS:

BEGINNING ON THE WESTERN MARGIN OF OF MARKET STREET AT JOHN THOMPSON'S NORTHWEST CORNER, RUNNING THENCE EASTWARDLY WITH SAID THOMPSON'S NORTH LINE 90 FEET, MORE OR LESS; TO THE DIVIDING ALLEY BETWEEN MARKET AND LAFAYETTE STREETS; THENCE NORTHWARDLY WITH SAID ALLEY 30 FEET, MORE OR LESS, TO BOWERS ALLEY; THENCE ALONG SAID LAST MENTIONED ALLEY, WESTWARDLY 90 FEET TO MARKET STREET; AND THENCE SOUTHWARDLY WITH SAID STREET, 30 FEET TO THE PLACE OF BEGINNING.

BEING ALL THE SAME PROPERTY CONVEYED TO SYLVESTER J. LEE II, SINGLE BY SPECIAL WARRANTY DEED OF RECORD IN INSTRUMENT NO. 20040520-0059605, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

A.P.N. 093-15-0 318.00