BOX 10-B

BILL GARRETT, Davidson County
Trans:T20120048084 DEEDQC
Recvd: 06/29/12 12:27 2 pgs
Fees:17.00 Taxes:0.00

20120629-0057318

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26 DAY OF JUNE, 2012.

Notary Public

MY COMMISSION EXPIRES: MAY 5, 2015

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
COHEN & COHEN, ATTORNEYS AT LAW, 4908 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
SHIRLEY N. GARMON, ET AL	**SAME**	**092-13-0-448.00**
(NAME) **224 37TH AVENUE NORTH**	(NAME)	
(ADDRESS) **NASHVILLE, TN 37209**	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

QUITCLAIM DEED

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, **I, SHIRLEY N. GARMON, UNMARRIED, FOR THE EXPRESS PURPOSE OF CREATING A TENANCY IN COMMON WITH THE RIGHT OF SURVIVORSHIP IN THE GRANTEES,** BY THESE PRESENTS DO REMISE, RELEASE, QUITCLAIM, AND CONVEY ALL OF MY RIGHT, TITLE AND INTEREST, UNTO **LEE A. COHEN, TRUSTEE,** HIS SUCCESSORS AND ASSIGNS, CERTAIN TRACTS OR PARCELS OF LAND IN **DAVIDSON COUNTY**, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee being the westerly 175 feet of Lot No. 38 and the southerly 16 feet of the westerly 175 feet of Lot No. 39, on the Map of the Subdivision of the northwest part of West End Park Company's property, as of record in Book 421, Page 152, Register's Office for said County.

Said part of said lots front together 82 feet on the easterly side of 37th Avenue, North, formerly Pilcher Avenue, and runs back between parallel lines, with the southerly margin of Normandy Place North, as shown on the Plan of Acklen Heights Subdivision, as of record in Book 1424, Page 125, Register's Office for said County, 175 feet to a dead line.

Being the same property conveyed to Roy Alvis Garmon and wife, Shirley N. Garmon by deed from Donald Arkovitz, Trustee of record in Book 6711, page 955, Register's Office for Davidson County, Tennessee. The said Roy Alvis Garmon having since died. Further being the same property conveyed to Shirley N. Garmon, unmarried, and Floyd Anthony Garmon, married, as tenants in common with the right of survivorship, from Lee A. Cohen, Trustee, by quitclaim deed of record in Instrument No. 20061221-0157327, said Register's Office and further conveyed to Shirley N. Garmon, unmarried, from Floyd Anthony Garmon, married, by quitclaim deed of record in Instrument No. 20090728-0070650, said Register's Office.

AND NOW, I, the said Lee A. Cohen, Trustee, for the express purpose of carrying out the intent of this conveyance do hereby remise, release, and quitclaim unto **SHIRLEY N. GARMON, UNMARRIED and FLOYD ANTHONY GARMON, MARRIED, AS TENANTS IN COMMON WITH THE RIGHT OF SURVIVORSHIP,** all of my right, title, and interest in the same property herein above described and set forth, to which reference is hereby made.

This conveyance is subject to such limitations, restrictions and encumbrances as may affect the premises in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved(X) property known as **224 37TH AVENUE NORTH, NASHVILLE, TN 37209**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Whenever 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 our hands this 26th day of June, 2012.

Shirley N. Garmon
SHIRLEY N. GARMON

Lee A. Cohen, Trustee
LEE A. COHEN, TRUSTEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and official seal at office this 26th day of June, 2012.

My Commission Expires: **May 5, 2015**

LEE A. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Lee A. Cohen
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and official seal at office this 26th day of June, 2012.

My Commission Expires: **May 5, 2015**

DEBORAH J. COHEN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Deborah J. Cohen
Notary Public