File No.

QUITCLAIM DEED

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

Af
SUBSCRIBED AND SWORN
_____ day of April, 2013.

No
MY COMMISSION EXPIRES: __
(AFFI

BILL GARRETT, Davidson County
Trans:T20130038207 DEEDQC
Recvd: 05/07/13 15:29 2 pgs
Fees:12.00 Taxes:0.00
20130507-0046159

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
_____, Affiant
Subscribed and sworn before me this the
2 Day of May, 2013.
_____ Deputy Register

THIS INSTRUMENT WAS PREPARED BY
Michael J. Mills, Attorney
Athens Title & Escrow LLC
5115 Maryland Way
Brentwood, Tennessee 37027
This instrument was prepared by information furnished by the parties herein.
No Warranty of Title either expressed or implied

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Paro South LLC	Same	083 01 0 174.00
(NAME)	(NAME)	
625 Main St. (ADDRESS)	(ADDRESS)	
Nashville TN 37206 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I,

Carl Holmes and Warren Paro, Co Trustees of the George Paro Irrevocable Trust

HEREINAFTER CALLED THE GRANTOR(S), DO (ES) HEREBY **QUITCLAIM** , AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO

Paro South, LLC,

HEREINAFTER CALLED THE GRANTEE(S), 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 the easterly one-half of Lot No. 24 on the W.H. Hyronemus Addition to Nashville, Tennessee, of record in Book 161, page 174, Register's Office for said County.

Said part of Lot No. 24 fronts 50 feet on the northerly side of Granada Avenue, formerly Bailey Avenue, and runs back between parallel lines to an alley in the rear, measuring 50 feet thereon.

Being the same property conveyed to Carl Holmes and Warren Paro, Co Trustees of the George Paro Irrevocable Trust by deed from Kudzu Real Estate Inc., of record in Instrument Number, 20120130-0008236 Register's Office for said County.

This is investment property only and has never been the residence of the grantor at any time.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ property, known as 1013 Granada Avenue, Nashville TN 37206
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 OUR hands this 2 th day of MAY, 2013

Carl Holmes, Co Trustees of the George Paro Irrevocable Trust

Warren Paro, Co Trustees of the George Paro Irrevocable Trust

STATE OF NEW YORK

COUNTY OF SUFFOLK

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Carl Holmes and Warren Paro, Co Trustees of the George Paro Irrevocable Trust the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand at office this 2 day of MAY, 2013.

Commission expires: 3/13/14

Notary Public

LEONARD ELKIND
Notary Public, State of New York
Qualified in Suffolk County
Reg. No. 01EL6142091
My Commission Expires Mar. 13, 2014

File Number: _____

RETURN TO:
Athens Title & Escrow LLC
5115 Maryland Way
Brentwood, Tennessee 37027