BILL GARRETT, Davidson County
Trans:T20140018804 DEEDQC
Recvd: 03/20/14 14:26 2 pgs
Fees:12.00 Taxes:0.00
20140320-0023167

THIS INSTRUMENT WAS PREPARED BY:

PAULUS & DOLAN, PLLC
ONE BELLE MEADE PLACE, SUITE 101
4400 HARDING ROAD
NASHVILLE, TENNESSEE 37205

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
THIS ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF February 2014

NOTARY PUBLIC

MY COMMISSION EXPIRES 2-3-17

SARAH ANN GREEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

ADDRESS NEW OWNER AS:
Patrick Lydon, Trustee
201 Monticello Avenue
Goodlettesville, TN 37072

Send Tax Bills To:
Same

Map and Parcel ID:
034 09 0 062.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Patrick Lydon**, with full power to transfer, sell, convey, mortgage or otherwise encumber without the joinder of any beneficiary ("GRANTOR") has bargained and sold, and by these presents does hereby quitclaim, transfer and convey unto **Patrick Lydon, as Trustee under agreement with Patrick Lydon dated February 5, 2014** ("GRANTEE") all of his interest in and to the following real estate in Nashville, Davidson County, Tennessee, and being described as follows:

Land in Davidson County, Tennessee, being Lot No. 92 on the Plan of Gateway Subdivision, Section One, as of record in Book 3300, pages 39 and 40, Register's Office for said County.

Beginning at a point in the westerly margin of Monticello Avenue, the common front corners of Lots Nos. 91 and 92; thence with the line between said Lots Nos. 91 and 92, westwardly 124.3 feet to a concrete monument at the common rear corners of Lots Nos. 91 and 92, and west line of Lot 93; thence with the line between Lots Nos. 92 and 93; northwardly 104.0 feet to a point in the south margin of Melissa Drive; thence with said margin of said Melissa Drive, westwardly 99.3 feet to a concrete monument at the beginning of curve having a

radius of 25.0 feet; thence around said curve southeastwardly 39.3 feet to a concrete monument in the west margin of Monticello Avenue; thence with said margin of said Monticello Avenue, southwardly 79.0 feet to the point of the beginning.

Being the same property conveyed to Patrick Lydon and his wife, Jeanne T. Lydon, having since passed away, by Willie D. Swindle and wife, Anita A. Swindle by deed of record in Book 3674, page 159 Register's for Davidson County, Tennessee.

This is improved property known as 201 Monticello Avenue, Goodlettesville, Tennessee.

WITNESS my hand this 28th day of February 2014.

Patrick Lydon

Patrick Lydon, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that they executed the written instrument for the purposes therein contained.

Witness my hand and official seal at ~~Febrary~~ Nashville, Tennessee, this 28th day of February, 2014.

Sarah Ann Green

NOTARY PUBLIC

SARAH ANN GREEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My Commission Expires:

8-3-15