BILL GARRETT, Davidson County
Trans:T20150025085 DEEDOC
Recvd: 04/06/15 13:40 4 pgs
Fees:22.00 Taxes:0.00

20150406-0029710

Prepared By:
Ms. Ophia L. McCray
2203 Buchanan Street
Nashville, Tennessee 37208

After Recording Return To:
Mr. Larry Davis
627 Rowan Drive
Nashville, Tennessee 37207

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
Larry Davis Affiant
Subscribed and sworn before me this the
6 Day of Apr. 1, 20 15.
Brandi Wear, Deputy Register

TAX PARCEL ID #: 12D 38134
Map 59-11 Par. 256

QUIT CLAIM DEED

BE IT KNOWN BY ALL, that Mrs. Mary Louise Boyd, *("Grantor")*, a widowed female **whose address is** 627 Rowan Drive, Nashville, Tennessee 37207, hereby ***REMISES, RELEASES AND FOREVER QUITCLAIMS TO*** Mr. Larry Davis *("Grantee")*, **whose address is** 627 Rowan Drive, Nashville, Tennessee 37207, all right, title, interest and claim to the following real estate property located at 627 Rowan Drive in the City/Township of Nashville, located in the County of Davidson and State of Tennessee and ZIP code of 37207, to-wit:

Property having Lot No. 580, with the Section No. 4, and property beginning at Land in Davidson County, Tennessee being Lot No. 580 on the Plan of Haynes Manor, Section 4, as of record in Book 4175, page 90, Register's Office for said County, to which said Plan reference is herby made for a complete legal description of said lot.

Being the same property conveyed to Samuel E. Brown and wife, Ruth W. Brown, by deed from Harpeth-South, Inc., of record in Book 4530, page 554, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Jerry T. Boyd and, Mary Louise Davis, by deed from Samuel E. Brown and wife, Ruth W. Brown of record in Book 4550, page 17, Register's Office for Davidson County, Tennessee.

Jerry T. Boyd is Deceased

This conveyance is subject to restrictive covenants of record in Book 4378, page 976,

easements and conditions as set forth on the above plan of record, all of record in the Register's Office for Davidson County, Tennessee.

FOR A VALUABLE CONSIDERATION, in the amount of $1.00 dollars, given in hand and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged as of 03/26/2015.

~~***TO HAVE AND TO HOLD*** all of Grantor's right, title and interest in and to the above described property unto the said Grantee, Grantee's heirs, administrators, executors, successors and/or assigns forever, so that neither Grantor nor Grantor's heirs, administrators, executors, successors and/or assigns shall have, claim or demand any right or title to the aforesaid property, premises or appurtenances or any party thereof.~~

Mary L Boyd

(Grantor's Signature)

Mrs. Mary Louise Boyd

(Grantor's Printed Name)

Larry E. Davis

(Grantee's Signature)

Mr. Larry Davis

(Grantee's Printed Name)

Signed in our presence:

Teresa A. Johnson

(Witness #1 Signature)

Gay nell Lane

(Witness #2 Signature)

Teresa Johnson

(FIRST WITNESS NAME TYPED)

Gay Nell Lane

(SECOND WITNESS NAME TYPED)

Grantee's Address:

Mr. Larry Davis

Grantor's Address:

Mrs. Mary Louise Boyd

627 Rowan Drive
Nashville, Tennessee 37207

627 Rowan Drive
Nashville, Tennessee 37207

Mail Subsequent Tax Bills To:

Larry Davis
627 Rowan Drive
Nashville, Tennessee 37207

STATE OF TENNESSEE)
) **SS.**
COUNTY OF DAVIDSON)

The foregoing Quit Claim Deed was acknowledged before me on March 26, 2015 by Mrs. Mary Louise Boyd, who is personally known to me or who has produced a valid driver's license and/or passport as identification, and such individual(s) having executed aforementioned instrument of his/her/their free and voluntary act and deed.

IN WITNESS THEREOF, to this Quit Claim Deed, I set my hand and seal.

Signed, sealed and delivered in the presence of:

Adric Lane
(Signature of Notary)

Adric Lane
(Printed Notary Name) Davidson, Tennessee

My Commission expires: **My Commission Exp. March 8, 2016**

ADRIC LANE
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN