BILL GARRETT, Davidson County
Trans: T20150032827 DEEDQC
Recvd: 04/30/15 11:58 2 pgs
Fees: 12.00 Taxes: 0.00
20150430-0038748

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer, is $0.00.

Greer C. Tidwell Sr.
Affiant

Sworn to and subscribed before me this 28th day of April, 2015.

Susan B. Evans
Notary Public
My Commission Expires: 3/8/2016

SUSAN B. EVANS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Name and address of owner:	Send tax bills to:	Map/Parcels:
Greer C. Tidwell, Sr. 7544 Lakeview Dr Nashville, TN 37209	Greer C. Tidwell, Sr. 7544 Lakeview Dr Nashville, TN 37209	Map: 142-02-0 Parcel: 265.00

Prepared by:
Susan B. Evans, Attorney at Law, 2016 8th Avenue, South, Nashville, TN 37204

QUITCLAIM DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid, the receipt of which is hereby acknowledged, I, Susan L. Lynch, a widow, (hereinafter referred to as "Grantor") do quitclaim and convey all of my undivided right, title and interest to the hereinafter described property to Greer C. Tidwell, Sr. (hereinafter referred to as "Grantee") his successors and assigns, all my title and interest in and to certain tracts or parcels of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 295 on the Plan of Walnut Hill Manor, Section 1, of record in Book 4460, Page 108, Section 1, Register's Office for Davidson County, Tennessee, more particularly described as follows:

Said Lot No. 295 fronts 100 feet on the westerly margin of Saddle Drive and extends back between lines measuring 191.3 feet on the northerly side and 212.5 feet on the southerly side to a dead line in the rear on which it measures 102.24 feet.

Being the same property conveyed to Peter E. Lynch and wife, Susan L. Lynch by deed from C.P. Lynch and wife, Margaret C. Lynch of record in Book 7355, Page 297, said Register's Office. The said Peter E. Lynch is now deceased.

This is improved property also known as: 512 Saddle Drive, Nashville, TN 37221

This conveyance is subject to the plan, restrictive covenants and easements of record in the Register's Office for said county and to all applicable local government planning, building and zoning regulations.

Grantee assumes 2014 taxes and grantor's prorate share of 2015 taxes.

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.

No abstract or survey furnished for preparation of this instrument.

The Preparer of this deed makes no representation as to the status of title to the property described hereto. This deed has been prepared solely from information furnished to the preparer, who makes no representations whatsoever other than it has been accurately transcribed from the information provided.

Witness my hand this the 28th day of April 2015.

Susan L. Lynch

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, Susan L. Lynch, 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 Nashville, Tennessee the 28th day of April 2015.

SUSAN B. EVANS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public
My Commission Expires: March 8, 2016