PREPARED BY:

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BILL GARRETT, Davidson County
Trans:T20150049579 DEEDQC
Recvd: 06/22/15 11:53 3 pgs
Fees:17.00 Taxes:0.00
20150622-0059410

QUITCLAIM DEED

Address of New Owner(s)	Send Tax Bills To:	Map and Parcel Numbers
Fred W. Mayo, III 7511 Sawyer Brown Road Nashville, TN 37221	Same	11400009600

By these presents FOR AND IN CONSIDERATION OF ONE DOLLAR ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, and in conjunction with the Disclaimer previously executed by Maria Paulette Mayo, filed in the Estate of Ola Daphene Mayo, Davison County Probate Court No. 14P-1599, a copy of which is attached hereto as Exhibit 1 to this instrument, I do hereby quitclaim and convey unto Fred W. Mayo, III, his successors and assigns, all my right, title and interest in and to the following described tract of land in Davidson County, Tennessee:

Being part of Lot No. 5 on the Map of the William Gower Lands, as of record in Minute Book H, page 487, County Court for said County, and described according to a copy of a survey made by T. R. Sanford, Surveyor, July 8, 1954, as follows:

Beginning at a point on the westerly margin of Sawyer Brown Road at a corner post, the southeast corner of the property of C.A. Hulan, which Hulan property is a triangle at the intersection of said road and Charlotte Pike or Highway No. 70; thence along Hulan's south line, north 86° 30' west 200 feet to an iron pin; thence south 20° 50' east 331.6 feet to an iron pin in the north line of the B.T. Herring Property; thence along Herring's line, south 78° 21' east 5.5 feet to a spike in an 18-inch hackberry tree; thence south 42° 24' east 55 feet to an iron pin; thence south 69° 09' east 119 feet to a point in the westerly margin of Sawyer Brown Road; thence with the margin of said road, northwardly, along a slight curve, 248 feet to a point, and north 13° 36' west 142 feet to the beginning.

Being the same property conveyed to Fred W. Mayo and wife, Daphene Ola Mayo, by deed from Lena Will Lowrey, et vir of record in Book 2291, page 69 in the Register of Deeds office for Davidson County, Tennessee. (Fred W. Mayo and Fred W. Mayo, Jr. are one and the same person).

This improved property is commonly known as 7511 Sawyer Brown Road, Nashville, TN

This instrument was prepared based solely upon information supplied by the parties, no record search having been conducted to verify the property description or to determine ownership or status of title.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises, including the equitable and statutory rights of redemption.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 18th day of June, 2015.

Maria Paulette Mayo
Maria Paulette Mayo

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Susan Long Oliver, a Notary Public in and for said County and State, the within named, Maria Paulette Mayo the Bargainor(s), with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 18th day of June, 2015.

Susan Long Oliver
Notary Public

My Commission Expires: 5-8-18

SUSAN LONG OLIVER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE) The actual consideration or value whichever is greater for this transfer is $ 00.00
COUNTY OF DAVIDSON)

Susan Long Oliver
Affiant

Sworn to and subscribed before me, this the 18th day of June, 2015.

Susan Long Oliver
Notary Public

My Commission Expires: 5-8-18

SUSAN LONG OLIVER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

IN THE SEVENTH CIRCUIT COURT FOR DAVIDSON COUNTY, TENNESSEE
PROBATE DIVISION

FILED
2014 DEC 10 PM 1:17
RICHARD R. ROOKER, CLERK
D.C.

IN RE:)
)
ESTATE OF:)
)
OLA DAPHENE MAYO,)
)
Deceased.)

No. 14P-1599

DISCLAIMER OF INTEREST IN DECEDENT'S INTESTATE ESTATE

The decedent, Ola Daphene Mayo, died on August 9, 2014 without a will. Fred W. Mayo was appointed to serve as the Administrator of this intestate estate by Order of this Court dated October 2, 2014. I am one of the decedent's two children. I am to receive a share of the decedent's estate which includes personal property and an interest in real property owned by the decedent at 7511 Sawyer Brown Road, Nashville, Tennessee at the time of the decedent's death. Said real property is further identified in a deed of record in the Registers Office for Davidson County, Tennessee in Book 2291, page 69.

I disclaim and renounce my full interest in the personal and real property I would receive from the decedent pursuant to the laws of intestate succession.

I swear that I have not accepted, used or benefited from any portion of the decedent's property from which I am disclaiming my interest.

Dated this the 9th day of December, 2014.

Maria Paulette Mayo
Maria Paulette Mayo

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me a Notary Public, duly appointed, commissioned and qualified in and for the State and County aforesaid, personally appeared Maria Paulette Mayo, to me known or proved to me on the basis of satisfactory evidence to be the person described in and who executed the same as his free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal at my office in said County, on this the 9th day of December, 2014.

EXHIBIT
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Susan Long Oliver
Notary Public
My Commission Expires: 5-9-18

SUSAN LONG OLIVER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY